



REGULAR CITY COUNCIL MEETING

Tuesday, May 27, 2025 at 5:00 PM

Council Chambers - 331 First Street East

AGENDA

RULES OF PROCEDURE

Meeting is live-streamed on the Indytel Local Access Channel, YouTube, and Facebook. Per the Rules of Procedure for Conduct of City Council Business, the length of any meeting shall be limited to three (3) hours. This limitation may be extended for any particular meeting by a super majority (two-thirds (5 out of 7)) vote to suspend the rules and extend the meeting by the time required. The Mayor shall be responsible for enforcing this rule.

MEETING OPENING

1. Pledge of Allegiance
2. Roll Call
3. Approve the Agenda

The agenda may be amended to remove items during this time, but no items may be added to the agenda.

4. Public Comment

*Welcome to Visitors: 5-minute time limitation for speaking, no profanity will be tolerated, and no personal attacks against Council Members or City Staff will be allowed. **The Council is unable to respond or take any action at this time.** Please state your name and address before addressing the Council for the official record.*

CONSENT AGENDA

5. Accept and Approve Consent Agenda
 - a. The minutes of the May 12, 2025, regular meeting.
 - b. Old Rush Park Tavern Class C Retail Alcohol License renewal with a tentative effective date of May 30, 2025, through May 29, 2026.
 - c. Independence Park & Recreation Class C Retail Alcohol License amendment for outdoor service with a tentative effective date of May 17, 2025, through May 16, 2026.
 - d. Wapsie Valley Creamery street closure request for Friday, July 4, 2025.

All items listed under the Consent Agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time the Council Votes on the motion.

FINANCIALS

6. Approve the Claims
7. Revenues and Expenses to date – *Information Only*
8. Transfers – *Information Only*

HEARINGS / ORDINANCES

9. Public Hearing for the Proposed Rezoning Request
10. First Reading of an Ordinance Amendment to Chapter 170 Zoning Regulations

2025 PINES HOUSING URBAN RENEWAL AREA

- [11.](#) Public hearing on a proposed development agreement with Steve Gee Construction, Inc.
- [12.](#) Resolution Approving Development Agreement with Steve Gee Construction, Inc., Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain Tax Increment Revenues to the Payment of the Agreement

RESOLUTIONS

- [13.](#) Fiscal Year 2025 Budget Amendment #2
- [14.](#) Resolution setting the date for sale of General Obligation Corporate Purpose Bonds, Series 2025, and authorizing the use of a preliminary official statement in connection therewith
- [15.](#) Resolution appointing Brian Lau as the Independence Police Chief upon the retirement of the current Chief of Police

OTHER BUSINESS

- [16.](#) Police Cameras – Authorization for Purchase

REPORTS

Reminder to Council that reports is not for group discussion on items not on the agenda. This is the time to give shout-outs to people or groups. If you would like to talk about an item for a future meeting, you can ask for it here but there can not be further discussion on the item as it could lead to an open meeting law violation.

- 17. Council Members

- 18. Staff/Other

- City Manager
- Mayor
- Other Department Heads / Staff

ADJOURNMENT

This agenda is subject to change.



CITY COUNCIL CONSENT ITEM A

The Independence City Council met in regular session in the council chambers at 5:00 p.m., on Monday, May 12, 2025.

OPENING/ROLL CALL

Mayor Bleichner opened the meeting by calling the meeting to order with Council Members Weber, Hanna, Moore, Mayner, Prusator, O’Loughlin, and Jensen in attendance.

This meeting was available for public attendance. The meeting was also broadcast on the local access channel, YouTube, and Facebook.

APPROVE THE AGENDA

Motion by Council Member Jensen, second by Council Member O’Loughlin to approve the agenda as presented for the regular meeting held May 12, 2025. Ayes: All.

Mayor Bleichner read a proclamation declaring May 16-17, 2025, as Poppy Days.

Mayor Bleichner read a proclamation declaring May 11-17, 2024, as National Police Week.

CONSENT AGENDA

Motion by Council Member Weber, second by Council Member Mayner to accept and approve the consent agenda that approves the following: a) The minutes of the April 28, 2025, Regular Meeting. b) Dollar General #2329 Class B Retail Alcohol License renewal with a tentative effective date of March 1, 2025, through February 28, 2026. c) The Crowbar Class C Retail Alcohol License renewal with outdoor service with a tentative effective date of May 15, 2025, through May 14, 2026. Ayes: All.

FINANCIALS

Motion by Council Member Moore, second by Council Member Mayner to approve the following bills for payment. Ayes: All.

ACE HARDWARE	SUPPLIES-F,W,PR,A,ST	\$ 1,074.42
ADP	PAYROLL CHECKS	\$ 113,043.55
AHERN	SERVICES-PR	\$ 350.87
ALLEN OCCUPATIONAL HEALTH	SERVICES-F,ST,W	\$ 132.00
AMAZON CAPITAL SERVICES	SUPPLIES-PD,CH	\$ 525.92
ASSURITY LIFE INSURANCE	ASSUR CRIT ILL	\$ 491.10
BANNER FIRE EQUIPMENT	VEH REPAIR-F	\$ 70,408.02
BEATTY, MARCUS	UMPIRE-PR	\$ 600.00
BEATTY, ROBERT	PHONE ALLOW	\$ 50.00
BEENBLOSUM, NATHAN	VOLUNTEER-F	\$ 811.16
BLAD, CHRISTIAN	VOLUNTEER-F	\$ 1,254.92
BLEICHNER, BRAD	PHONE ALLOW	\$ 100.00
BODENSTEINER IMPLEMENT	SUPPLIES-ST	\$ 123.24
BOWMAN, RICHARD	VOLUNTEER-F	\$ 121.09
BRANDENBURG, ADESSA	UMPIRE-PR	\$ 450.00
BRUENING ROCK PRODUCTS IN	MATERIALS-W	\$ 100.83
BUTLER, JOHN R	PHONE ALLOW	\$ 50.00
CABELL, TRENTON	PHONE ALLOW	\$ 50.00
CARD SERVICES-VISA	MISC EXP-A,B,CH,F,PD,W	\$ 2,352.51
CITY LAUNDERING CO INC	BLDG MAINT-PD	\$ 89.40
CIVICPLUS	WEBSITE DUES-ALL	\$ 7,030.34
CLINTON, SHAR	HOST-PR	\$ 900.00
CONSOLIDATED ENERGY CO	FUEL-ALL	\$ 5,109.56
CRAWFORD ENGINEERING & SU	SERVICES-SW	\$ 687.00
CUMMINS SALES AND SERVICE	VEH REPAIR-F	\$ 1,938.27
CY & CHARLEY'S FIRESTONE	SERVICES-PD	\$ 799.75
DECKER SPORTING GOODS	SUPPLIES-PR	\$ 1,228.80
DECKER, JASON	VOLUNTEER-F	\$ 502.65

REGULAR MEETING

MONDAY, MAY 12, 2025

39

DELGADO-CONNOR, TONY	VOLUNTEER-F	\$ 498.74
DELL MARKETING, LP	SUPPLIES-CH	\$ 319.49
DIAMOND VOGEL PAINTS	SUPPLIES-ST	\$ 11,025.00
DOUBLE A ARMORY	SUPPLIES-PD	\$ 1,145.81
ELITE LAND IMPROVEMENT	SERVICES-W	\$ 10,347.50
EMPLOYEE BENEFIT SYSTEMS	SAFE-T FUND-ALL	\$ 18,266.50
ERICKSON-DALE, TANNER	VOLUNTEER-F	\$ 722.47
ESCH, BRAD	PHONE ALLOW	\$ 50.00
ESCHEN'S CLOTHING	UNIFORM-W	\$ 59.95
FANGMAN, TY	VOLUNTEER-F	\$ 375.21
FEHR-GRAHAM & ASSOCIATES	SERVICES-B	\$ 1,482.00
FENNER, GORDY	VOLUNTEER-F	\$ 295.67
FOLEY, TRAVIS	REIMBURSE-W	\$ 101.00
GALLS INC	UNIFORM-F,PD	\$ 596.42
GIBBY'S CATERING & VENDIG	CONCESSIONS-PR	\$ 262.50
GROESBECK, ALAN	REIMBURSE-PR	\$ 128.39
HAWKEYE FIRE & SAFETY COM	SERVICES-F	\$ 295.20
HAYWARD, BLAKE	PHONE ALLOW	\$ 50.00
HEIMAN FIRE EQUIPMENT INC	EQUIP-PD	\$ 61.98
HOOKEM, WES	VOLUNTEER-F	\$ 581.82
HUPKE, BEN	UMPIRE-PR	\$ 225.00
IA DEPT OF AGRICULTURE	DUES-A	\$ 9.00
IA DNR	DUES-W	\$ 20.00
IA PRISON INDUSTRIES	SUPPLIES-CH	\$ 29.00
INRCOG	SERVICES-CH	\$ 1,050.00
J & R SUPPLY INC	SUPPLIES-W	\$ 5,187.00
JACOBS, MORGAN	VOLUNTEER-F	\$ 608.46
JOHN DEERE FINANCIAL	SUPPLIES-PR	\$ 918.55
JOHNSON PLBG HEATING & AI	SERVICES-PR	\$ 132.00
KILER, ANGELA	PHONE ALLOW	\$ 50.00
KREMER, KADEN	UMPIRE-PR	\$ 210.00
KRIVACHECK JANITORIAL SUP	SUPPLIES-ST	\$ 44.00
KUENNEN, GABE	UMPIRE-PR	\$ 525.00
KURT, JAKE	VOLUNTEER-F	\$ 646.47
LAU, BRIAN	PHONE ALLOW	\$ 50.00
LEAD CUSTOM ENGRAVING	SUPPLIES-PD	\$ 90.00
LEADERSHIP INSTITUTE	TRAINING-CH	\$ 1,250.00
LL PELLING COMPANY	SERVICES-W	\$ 960.86
MANATT'S INC	CEMENT-SW,W	\$ 2,154.69
MCCLOUD SERVICES	PEST CONTROL-PD	\$ 95.00
MEIKE, CAIDEN	UMPIRE-PR	\$ 525.00
MESTAD, GAVIN	UMPIRE-PR	\$ 180.00
METERING & TECHNOLOGY SOL	SUPPLIES-W	\$ 7,628.15
MIDAMERICAN ENERGY COMPAN	UTILITY-CH,PR	\$ 519.61
MIDWEST SAFETY COUNSELORS	SUPPLIES-W	\$ 300.00
MSA PROFESSIONAL SERVICES	SERVICES-W	\$ 3,375.00
NAPA AUTO PARTS	SUPPLIES-ST	\$ 122.50
NEJDL, MICHELLE	PHONE ALLOW	\$ 50.00
NEJDL, THOMAS	REIMBURSE-W	\$ 150.00
NICOLAS, ROY	VOLUNTEER-F	\$ 296.04
NORTH CENTRAL LABORATORIE	LAB ANALYSIS-W	\$ 32.28
OELWEIN PUBLISHING COMPAN	PUBLICAT-CH	\$ 856.52
OFFICE TOWNE INC	SUPPLIES-PR,PD	\$ 995.51
P & N CORPORATION	FUEL PROFITS-A	\$ 138.18
PITNEY BOWES GLOBAL FINAN	EQUIP LEASE-PR	\$ 167.64
RATCHFORD, DANIEL	VOLUNTEER-F	\$ 139.91

RECK, BRENT	PHONE ALLOW	\$ 50.00
REICKS, DREW	VOLUNTEER-F	\$ 658.57
REIERSON, ALEX	REFUND-PR	\$ 35.00
ROMAN, ANDREW	VOLUNTEER-F	\$ 1,229.77
RYDELL AUTO GROUP	VEH MAINT-PD	\$ 987.26
SATTIZAHN, ALEX	VOLUNTEER-F	\$ 96.88
SCHMITZ, MATTHEW	PHONE ALLOW	\$ 100.00
SIGNS & MORE	SERVICES-ST	\$ 195.30
SIMMERING-CORY IA CODIFI	CODE UPDATES-CH	\$ 249.00
SIMMONS, JENNIFER	VOLUNTEER-F	\$ 315.97
SIMMONS, TAYLOR	VOLUNTEER-F	\$ 203.07
SOUKUP, BRETT	PHONE ALLOW	\$ 50.00
SPAHN & ROSE LUMBER COMPA	SUPPLIES-PR.ST.F	\$ 348.12
STATE STREET BANK & TRUST	MISSIONSQUARE ICMA RC BENEFIT	\$ 5,945.33
STRAND ASSOCIATES	SERVICES-W	\$ 1,580.00
SUPERB CLEANING SERVICES	BLDG MAINT-PR	\$ 2,565.00
T MOBILE	PHONE-PD,F,CH,B,PR,W	\$ 891.44
TASC	FLEX MEDICAL	\$ 1,369.73
TESTAMERICA LABORATORIES	LAB ANALYSIS-W	\$ 1,761.71
TILL, BRODY	VOLUNTEER-F	\$ 179.97
TROTT TROPHIES	SUPPLIES-PR	\$ 900.00
USA BLUE BOOK	SUPPLIES-W	\$ 380.49
VERIZON WIRELESS	PHONE-F,PD	\$ 48.49
VOGEL CROP SERVICES	SUPPLIES-A	\$ 204.00
WASTE MANAGEMENT	GARBAGE-A,G,PR	\$ 48,786.68
WEBER, TREY	UMPIRE-PR	\$ 210.00
WEX BANK	FUEL-F,PD,W	\$ 624.91
WILSON, DAVID	UMPIRE-PR	\$ 540.00
WOLF, JACOB	VOLUNTEER-F	\$ 1,078.50
WULFEKUHLE, JORDON	VOLUNTEER-F	\$ 345.40
YOUNGBLUT, DAX	UMPIRE-PR	\$ 270.00
ZIMMERLY, MIKE	VOLUNTEER-F	\$ 37.26

CLAIMS TOTAL \$359,010.27; General Fund \$240,329.83; Library \$10,065.28; Streets Dept-Road Use \$26,646.73; Employee Benefits \$7,639.24; Urban Renewal-LMI Housing \$1,050.00; Cap Outlay Savings/LOST \$61.98; Water Fund \$32,376.50; Sewer Utility Fund \$20,840.65; Storm Water \$1,046.56; Storm Water Project \$687.00; Self Insurance \$18,193.13; Self Insurance-Enterprise \$73.37.

REVENUES MONTH TO DATE TOTAL \$216,578.41; General Fund \$83,580.16; Cap Outlay Savings/LOST \$5,979.47; Water Fund \$38,712.85; Sewer Utility \$64,672.57; Storm Water \$5,708.48; Self Insurance \$17,887.47; Self Insurance-Enterprise \$37.41.

The April 2025 bank reconciliation and the revenues and expenses by department to date were available for council review and discussion.

HEARINGS & ORDINANCES

Mayor Bleichner stated, pursuant to the agenda, he will now convene a public hearing for the Fiscal Year 2025 Budget Amendment #2. City Clerk Lampe stated no comments were received for the Fiscal Year 2025 Budget Amendment #2. Mayor Bleichner closed the public hearing and stated City Clerk Lampe will note all comments in the record.

Mayor Bleichner stated, pursuant to the agenda, he will now convene a public hearing for the proposal to sell real property. City Clerk Lampe stated no comments were received for the proposal to sell real property. City Manager Schmitz stated no bids were received for the property. Council Member Jensen asked when Council would be talking about the next steps for the property? City Manager Schmitz replied it will be brought to the June 2nd Work Session. Mayor Bleichner closed the public hearing and stated City Clerk Lampe will note all comments in the record.

Council Member Jensen with a motion to approve the first reading of an ordinance that amends provisions pertaining to Chapter 90 – Water Service System, second by Council Member Hanna. Council Member Jensen asked for

clarification on whose responsibility is it for repairs? City Manager Schmitz stated this would make repairs from the curb valve to the main would be the City's responsibility. The roll being called the following Council Members voted: Ayes: Hanna, Moore, Mayer, Prusator, O'Loughlin, Jensen, and Weber. Council Member O'Loughlin with a motion that the statutory rule requiring an ordinance to be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, second by Council Member Mayner. The roll being called the following Council Members voted: Ayes: Moore, Mayner, Prusator, O'Loughlin, Jensen, and Weber. Nays: Hanna. Council Member O'Loughlin with a motion to have this ordinance that amends provisions pertaining to Chapter 90 – Water Service System be placed on its final passage for adoption pursuant to Iowa Code Section 380.3, second by Council Member Moore. The roll being called the following Council Members voted: Ayes: Mayner, Prusator, O'Loughlin, Jensen, Weber, Hanna, and Moore.

Ordinance adopted and upon approval by Mayor assigned No. 2025-605 in the Official Book of Ordinances.

Council Member Weber with a motion to approve the second reading of an ordinance that amends provisions pertaining to Chapter 69 – Parking Regulations, second by Council Member Prusator. The roll being called the following Council Members voted: Ayes: Prusator, O'Loughlin, Jensen, Weber Hanna, Moore, and Mayner. Council Member O'Loughlin with a motion that the statutory rule requiring an ordinance to be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, second by Council Member Weber. The roll being called the following Council Members voted: Ayes: O'Loughlin, Jensen, Weber, Moore, Mayner, and Prusator. Nays: Hanna. Council Member Weber with a motion to have this ordinance that amends provisions pertaining to Chapter 69 – Parking Regulations be placed on its final passage for adoption pursuant to Iowa Code Section 380.3, second by Council Member O'Loughlin. The roll being called the following Council Members voted: Ayes: Jensen, Weber, Hanna, Moore, Mayner, Prusator, and O'Loughlin.

Ordinance adopted and upon approval by Mayor assigned No. 2025-606 in the Official Book of Ordinances.

RESOLUTIONS

Council Member O'Loughlin with a motion to approve and authorize the Mayor to sign the resolution that approves the salary/wage increases effective at the beginning of the pay period which includes July 1, 2025, second by Council Member Prusator. Council Member Hanna asked if this would be in effect for one year? City Manager Schmitz said this is in effect for one year as it does need to be looked at each year. Council Member O'Loughlin commented he believed in prior years that it was based upon a two-year schedule. City Clerk Lampe stated it may have been that way based upon union contracts, but a wage resolution was brought to Council each year for approval. Council Member Moore said since it is the first time the City is using a merit-based schedule it does need to be reviewed next year. He had heard the questions in the review process were not very detailed or related to the merit process. City Manager Schmitz explained the questions in the review process and how the review process worked with the merit piece. The roll being called the following Council Members voted: Ayes: Weber, Hanna, Moore, Mayner, Prusator, O'Loughlin, and Jensen.

Resolution adopted and upon approval by Mayor assigned No. 2025-43 in the Official Book of Resolutions.

Council Member O'Loughlin with a motion to approve and authorize the Mayor to sign the resolution that approves a salary increase based on the performance review of the City Manager, effective at the beginning of the pay period which includes July 1, 2025, second by Council Member Mayner. The roll being called the following Council Members voted: Ayes: Hanna, Moore, Mayner, Prusator, O'Loughlin, Jensen, and Weber.

Resolution adopted and upon approval by Mayor assigned No. 2025-44 in the Official Book of Resolutions.

Council Member Jensen with a motion to approve and authorize the Mayor to sign a resolution to approve a Homeowner/Agency Repair Program Project according to the Independence TIF LMI Set-Aside Administrative Plan, second by Council Member O'Loughlin. The roll being called the following Council Members voted: Ayes: Moore, Mayner, Prusator, O'Loughlin, Jensen, Weber, and Hanna.

Resolution adopted and upon approval by Mayor assigned No. 2025-45 in the Official Book of Resolutions.

Council Member Jensen with a motion to set a public hearing on May 27, 2025, at 5:00 pm for consideration of a rezoning request from C-2 Commercial to C-1 Commercial within the City of Independence, Buchanan County, Iowa, second by Council Member O'Loughlin. The roll being called the following Council Members voted: Ayes: Mayner, Prusator, O'Loughlin, Jensen, Weber, Hanna, and Moore.

Resolution adopted and upon approval by Mayor assigned No. 2025-46 in the Official Book of Resolutions.

Council Member Mayner with a motion to approve and authorize the Mayor to sign a resolution that changes the meeting time for Work Sessions and Regular meetings of the City Council effective July 1, 2025, second by Council Member Moore. Mayor Bleichner shared comments had been received that 5:00 pm is too early for some people to

attend the meetings. There would be some department heads that would be required to clock back in to attend a later meeting. Council Member Hanna asked what the department heads thought of moving the meeting time to 5:30 p.m.? City Manager Schmitz replied they are not necessarily in favor of it, but they aren't overly concerned about it either. They were okay with it being pushed back by a half hour but were more concerned if it had been pushed back further. Council Member O'Loughlin asked if residents made any comments about changing the start time? City Manager Schmitz nothing was received from residents on the topic. Council Member Hanna stated that Council Member Prusator raised a good point at the Work Session if someone wanted to be a Council Member in the future but couldn't make the 5:00 pm meetings due to his/her schedule. This change may bring more potential candidates to future Council seats. The roll being called the following Council Members voted: Ayes: Prusator, O'Loughlin, Weber, Moore, and Mayner. Nays: Jensen and Hanna.

Resolution adopted and upon approval by Mayor assigned No. 2025-47 in the Official Book of Resolutions.

OTHER BUSINESS

Council Member O'Loughlin with a motion to adopt the Vision Statement, Mission Statement, and Strategic Goals outlined in the agenda memo, second by Council Member Hanna. The roll being called the following Council Members voted: Ayes: O'Loughlin, Jensen, Weber, Hanna, Moore, Mayner and Prusator.

There was no motion or second made to authorize the City Manager to move forward with the Axon camera purchase for the Independence Police Department even though the roll was called and all were in favor. This will be taken to the May 27, 2025, Council meeting.

REPORTS

The following comments were heard from Council and Staff: Hanna – Stated there were ten complaints on the building report and two were closed. What does that mean? What does assigned mean in the report? She drove by one of the closed properties and couldn't understand how it was closed when it looks like it does. There is the tour above the Gedney Bakery at 2:00 pm. O'Loughlin – Disappointed because he had to change his email and thought it would change everywhere. He has to reach out to the different entities and update his contact information. Jensen – It was nice to see the K9 officers in town for training. Mayor – At the April 28th meeting, Daniel Young had questions for Council Members. He understands that some Council Members have already reached out to him. Mayor answered Mr. Young's questions based upon the information he had available for the meeting. City Manager – If a property is marked as closed it means it became compliant with City Code. He believes assigned means it is a work in process. The City can only enforce what is written in the City Code of Ordinances.

ADJOURNMENT

Motion by Council Member Hanna, second by Council Member O'Loughlin to adjourn. Ayes: All.

Whereupon Mayor Bleichner declared the meeting adjourned at 5:52 p.m.

Brad Bleichner, Mayor of the City of Independence, Iowa

ATTEST:

Susi Lampe, IaCMC, IaCFO,
Assistant City Manager/City Clerk/Treasurer of the City of Independence, Iowa



CITY COUNCIL CONSENT ITEM B



State of Iowa

Alcoholic Beverages Division

Item #5.

Applicant

NAME OF LEGAL ENTITY

ALINA, INC.

NAME OF BUSINESS(DBA)

Old Rush Park Tavern

BUSINESS

(319) 332-1529

ADDRESS OF PREMISES

1824 1st ST. West

PREMISES SUITE/APT NUMBER

CITY

Independence

COUNTY

Buchanan

ZIP

50644

MAILING ADDRESS

P.O. Box 162

CITY

Independence

STATE

Iowa

ZIP

50644

Contact Person

NAME

Keri Ajruloski

PHONE

(319) 327-2109

EMAIL

ajrulos@gmail.com

License Information

LICENSE NUMBER

LC0044511

LICENSE/PERMIT TYPE

Class C Retail Alcohol License

TERM

12 Month

STATUS

Submitted
to Local
Authority

TENTATIVE EFFECTIVE DATE

May 30, 2025

TENTATIVE EXPIRATION DATE

May 29, 2026

LAST DAY OF BUSINESS

SUB-PERMITS

Class C Retail Alcohol License

PRIVILEGES



Status of Business

BUSINESS TYPE

Corporation

Ownership

• Individual Owners

NAME	CITY	STATE	ZIP	POSITION	% OF OWNERSHIP	U.S. CITIZEN
Keri Ajruloski	Independence	Iowa	50644	Owner	100.00	Yes

Insurance Company Information

INSURANCE COMPANY

Specialty Risk of America

POLICY EFFECTIVE DATE

May 30, 2025

POLICY EXPIRATION DATE

May 30, 2026

DRAM CANCEL DATE

OUTDOOR SERVICE EFFECTIVE
DATE

OUTDOOR SERVICE EXPIRATION
DATE

BOND EFFECTIVE DATE

TEMP TRANSFER EFFECTIVE
DATE

TEMP TRANSFER EXPIRATION
DATE



CITY COUNCIL CONSENT ITEM C



State of Iowa

Alcoholic Beverages Division

Item #5.

Applicant

NAME OF LEGAL ENTITY	NAME OF BUSINESS(DBA)	BUSINESS		
City of Independence	Independence Park & Recreation	(319) 215-5832		
ADDRESS OF PREMISES		PREMISES SUITE/APT NUMBER	CITY	COUNTY ZIP
2020 3 Elms Park Road			Independence	Buchanan 50644
MAILING ADDRESS	CITY	STATE	ZIP	
1305 5th Avenue Northeast	Independence	Iowa	50644	

Contact Person

NAME	PHONE	EMAIL
Bob Beatty	(319) 215-5832	bobiprd@independenceia.org

License Information

LICENSE NUMBER	LICENSE/PERMIT TYPE	TERM	STATUS
LC0051106	Class C Retail Alcohol License	12 Month	Submitted to Local Authority

TENTATIVE EFFECTIVE DATE	TENTATIVE EXPIRATION DATE	LAST DAY OF BUSINESS
May 17, 2025	May 16, 2026	

SUB-PERMITS

Class C Retail Alcohol License



State of Iowa

Alcoholic Beverages Division

Item #5.

PRIVILEGES

Outdoor Service

Status of Business

BUSINESS TYPE

Municipality

Ownership

No Ownership information found

Insurance Company Information

INSURANCE COMPANY

Iowa Communities Assurance
Pool

POLICY EFFECTIVE DATE

May 17, 2025

POLICY EXPIRATION DATE

May 16, 2026

DRAM CANCEL DATE

OUTDOOR SERVICE EFFECTIVE DATE

May 17, 2025

OUTDOOR SERVICE EXPIRATION DATE

May 16, 2026

BOND EFFECTIVE DATE

TEMP TRANSFER EFFECTIVE DATE

TEMP TRANSFER EXPIRATION DATE



CITY COUNCIL CONSENT ITEM D

Susi Lampe

From: Ryan Nielsen <ryann@wapsievalley.com>
Sent: Wednesday, May 21, 2025 5:12 PM
To: Matthew R. Schmitz; Susi Lampe; Brad Esch
Subject: Street Closure for 4th of July Parade

Matt, Susi and Brad,

With the 4th of July parade route down 2nd Ave NE coming up soon I wanted to reach out and see if we can close 10th St. NE between 2nd Ave and 5th Ave like we have done in years past. This helps keep the street clear for truck traffic coming and going to our plant. In the past the street department has dropped off some barricades and we have our maintenance staff man the barricades to allow employees and trucks onto the street.

Please let me know what we need to do to make this happen again this year.

Thank you,

Ryan Nielsen
RyanN@wapsievalley.com
Wapsie Valley Creamery, Inc.
PO Box 391
Independence, IA 50644-0391

319-334-7193 (phone)
319-334-4914 (fax)





CITY COUNCIL MEMORANDUM

TO: City Council

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: May 27, 2025

ITEM TITLE: Approve the Claims

BACKGROUND:

Presentation of claims for payment for the prior period as shown attached.

DISCUSSION:

This is an opportunity for the Council to ask any questions about any claims presented for payment. The listing of the claims is attached for review.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of efficient and effective planning and prioritizing of all available resources. This item helps achieve that vision by ensuring that the City's bills are paid in a timely manner.

FINANCIAL CONSIDERATION:

Items vary in where they are budgeted from, but all expenditures are either budgeted or have been approved by previous Council Actions.

RECOMMENDATION:

Staff recommend a motion to approve the claims for payment.

Item #6.

VENDOR NAME	REFERENCE	AMOUNT	VENDOR TOTAL	CHECK CHECK#	CHECK DATE
ACCESS SYSTEMS LEASING	EQUIP CONTRACT-ALL		1,634.00		
ADP	FED/FICA/STATE	28,951.56		14265450	5/15/25
ADP	PAYROLL CHECKS	85,628.45		14265451	5/15/25
ADP	SERVICES-ALL	751.00		14265459	5/23/25
ADP	PAYROLL CHECKS	1,250.00	116,581.01		
ADVANCE AUTO PARTS	VEH REPAIR-PD		171.82		
UNITYPOINT HEALTH AT WORK	SERVICES-F		171.00		
AMAZON CAPITAL SERVICES	SUPPLIES-L,PD		1,860.75		
ASPRO INC	SERVICES-W		2,436.78		
AVFUEL CORPORATION	EQUIP RENTAL-A		60.00		
B3 BREW, LLC	TIF REBATE-CH		47.00		
BAKER & TAYLOR ENTERTAINMENT	BOOKS-L		951.67		
BANK IOWA	BOND PAYMENT-CH		654,248.00		
BEAM INSURANCE ADMIN LLC	VSP-BEAM GROUP		497.65	14265456	5/23/25
ROBERT BEATTY	UMPIRE-PR		75.00		
BLANK PARK ZOO	PROGRAM-L		200.00		
BRODART CO	SUPPLIES-L		1,104.98		
BRUENING ROCK	MATERIAL-ST,W		961.24		
BUCHANAN COUNTY HEALTH CENTER	AMB SVC-CH		11,496.42		
CARD SERVICES-LIBRARY	MISC EXP-L		663.75	83347	5/16/25
CARD SERVICES-VISA	MISC EXP-CH,F,PR,W		15,326.02		
CASEY'S MARKETING COMPANY	TIF REBATE-CH		17,059.15		
CENGAGE LEARNING	BOOKS-L		18.19		
CENTER POINT LARGE PRINT	SUPPLIES-L		57.34		
CESI HOLDINGS L.L.C.	TIF REBATE-CH		4,476.16		
CHRISTIE DOOR CO, INC.	REPAIR-ST		1,354.42		
CITY LAUNDERING CO. INC	BLDG MAINT-PD		89.40		
CLENDENEN, CALEB	UMPIRE-PR		160.00		
COMPRESSED AIR & EQUIPMET	SERVICES-L		250.00		
CONTINENTAL RESEARCH CORP	SUPPLIES-PR		254.14		
MARK CRAWFORD	UMPIRE-PR		100.00		
CY & CHARLEY'S FIRESTONE INC	SERVICES-PR		17.00		
DEMCO	SUPPLIES-L		136.91		
EAST-CENTRAL IOWA R.E.C.	UTILITY-A,PR,ST,W,CH		2,564.20		
CONSOLIDATED ELECTRICAL	SERVICES-L		171.16		
ELITE LAND IMPROVEMENT, LLC	SERVICES-ST,W		17,150.00		
EPIC CLEAN, LLC	BLDG MAINT-L		1,400.00		
FAHR BEVERAGE, INC.	SUPPLIES-PR		886.90	83349	5/20/25
FAREWAY STORES INC	SUPPLIES-PR		7,467.66		
FELD FIRE	EQUIPMENT-F		5,170.00		
FISH WINDOW CLEANING	BLDG MAINT-L		939.00		
GALLS, LLC	UNIFORM-PD		89.87		
GEATER MANUFACTURING	TIF REBATE-CH		11,855.36		
GROUT MUSEUM DISTRICT	PROGRAM-L		335.10		
TIM GROVER	PROGRAMS-L		200.00		
HAWKINS, INC.	CHEMICALS-W		120.00		
ROBERT FINLEY	EQUIP REPAIR-L		12,500.00		
HOMETOWN PEST SOLUTIONS	PEST CONTROL-A		150.00		
BENJAMIN F. HUPKE	UMPIRE-PR		300.00		
DEWEY HUPKE	UMPIRE-PR		210.00		
HY-VEE ACCOUNTS RECEIVABLE	SUPPLIES-PR		104.33		
IOWA DEPARTMENT OF REVENUE	SALES TAX-PR,W	1,476.14		14265457	5/28/25
IOWA DEPARTMENT OF REVENUE	SALES TAX-PR,W	8,609.72	10,085.86	14265458	5/28/25
IA PRISON INDUSTRIES	PLAQUE-CH		45.00		

Vendor Checks: 5/14/2025- 5/28/2025

Payroll Checks: 5/14/2025- 5/28/2025

Item #6.

VENDOR NAME	REFERENCE	AMOUNT	VENDOR TOTAL	CHECK CHECK#	CHECK DATE
INDEPENDENCE CONSTRUCTION, INC	TIF REBATE-CH		6,257.11		
INDEPENDENCE LIGHT & POWER	UTILITIES-ALL	1,684.60		83346	5/16/25
INDEPENDENCE LIGHT & POWER	UTILITIES-ALL	27,944.09	29,628.69		
INDEPENDENCE POLICE DEPARTMENT	SUPPLIES-PD		19.25		
J & R SUPPLY INC	SUPPLIES-W		220.00		
JOHN DEERE FINANCIAL	SUPPLIES-W,PR,ST,A		1,397.25		
JOHNSON PLBG HEATING & AIR CON	SERVICES-W		695.50		
KIRKWOOD COMMUNITY COLLEGE	TRAINING-L		90.00		
BOBBY KOBLINSKA	UMPIRE-PR		300.00		
FONZIBA KOSTER	PROGRAM-L		474.00		
KREMER, KADEN	UMPIRE-PR		650.00		
DYLAN KURT	UMPIRE-PR		420.00		
LIBRARICA LLC	SERVICES-L		461.85		
LL PELLING COMPANY	MATERIALS-S		876.33		
LYNCH DALLAS, PC	LEGAL EXP-CH		3,960.00		
DANE LYON	UMPIRE-PR		100.00		
MANATTS, INC.	MATERIALS-ST,W		6,396.75		
MARTIN GARDNER ARCHITECTURE	SERVICES-F		29.26		
BLAYNE MERGEN	UMPIRE-PR		170.00		
MES SERVICE COMPANY	SERVICES-F		1,749.77		
MICROBAC LABORATORIES, INC	LAB ANALYSIS-W		122.50		
MIDAMERICAN ENERGY COMPANY	UTILITY-CH,L,PD,PR,ST,W		3,949.70		
MYERS-COX CO	CONCESSIONS-PR		328.90		
THOMAS NISSEN	PROGRAMS-L		1,300.00		
NOA MARTING GYMNASTICS LLC	TIF REBATE-CH		2,723.15		
NORTH CENTRAL LABORATORIES	LAB ANALYSIS-W		176.53		
OFFICE TOWNE INC.	SUPPLIES-PD		2,775.00		
OUR STORAGE UNITS LLC	TIF REBATE-CH		26,596.92		
PENWORTHY COMPANY, THE	BOOKS-L		271.61		
PEPSI-COLA GEN. BOT. IN	CONCESSION-PR		1,443.68		
PERMA-BOUND	BOOKS-L		119.29		
PRECISION PLUMBING, HEATING,	SERVICES-L,PR		651.71		
PRIES ENTERPRISES, INC.	TIF REBATE-CH		99,488.68		
PURCHASE POWER	POSTAGE-ALL		264.99		
Rob Ratchford	UMPIRE-PR		220.00		
ADAM RINIKER	UMPIRE-PR		560.00		
ROSEN PUBLISHING	BOOKS-L		617.80		
ANDREW ROTTINGHAUS	UMPIRE-PR		210.00		
RYAN EXTERMINATING INC.	PEST CONTROL-CH		78.23		
RYDELL AUTO GROUP	TIF REBATE-CH		71,993.10		
LANDEN SCHANTZ	UMPIRE-PR		330.00		
SIGNS & MORE LLC	SUPPLIES-PR		366.30		
SITE ONE LANDSCAPE SUPPLY	SUPPLIES-PR		2,210.00		
SKOGMAN HOMES	TIF REBATE-CH		18,681.98		
SPAHN & ROSE LUMBER COMPANY	SUPPLIES-ST		268.86		
STATE FARM	BENEFITS-CH,ST,W		32.72	83350	5/20/25
STATE STREET BANK & TRUST CO	MISSIONSQUARE ICMA RC BENEFIT	4,960.26		14265453	5/16/25
STATE STREET BANK & TRUST CO	MISSIONSQUARE ICMA RC BENEFIT	985.07	5,945.33	14265454	5/16/25
MR & MRS RYAN STAUSKE	REFUND-PR		205.00		
STEVE GEE CONSTRUCTION, INC.	TIF REBATE-CH		21,816.00		
STOREY KENWORTHY - MATT PARROT	SUPPLIES-L		115.70		
STRAND ASSOCIATES	SERVICES-W		1,220.00		
SYNTECH SYSTEMS	SERVICES-A		120.00		
TASC	INSURE-CH	1,268.41		14265452	5/20/25

Item #6.

VENDOR NAME	REFERENCE	AMOUNT	VENDOR TOTAL	CHECK CHECK#	CHECK DATE
TASC	FLEX MED/DEP	1,369.73		14265455	5/16/25
TASC	FLEX MED/DEP	685.95	3,324.09		
EUROFINS ENVIRONMENT TESTING	LAB ANALYSIS-W		2,047.73		
Thomas Electric Motor Service	EQUIP REPAIR-A		84.60		
CNH INDUSTRIAL ACCOUNTS	VEH MAINT-ST		1,784.42		
TOPP DOGG SOLUTIONS	SERVICES-CH		10,000.00		
VERN'S TRUE VALUE	SUPPLIES-CH,PR		329.12		
UMB BANK NA	BOND FEE-CH		600.00		
US CELLULAR	PHONE-W		46.40		
USA BLUE BOOK	SUPPLIES-W		1,630.96		
VICTOR STANLEY,LLC	BENCHES-PR		12,475.00		
LEVI VOGEL	UMPIRE-PR		220.00		
WALMART COMMUNITY	SUPPLIES-L	177.76		83348	5/16/25
WALMART COMMUNITY	SUPPLIES-PD,ST,W	229.09	406.85		
WAPSIE VALLEY CREAMERY	TIF REBATE-CH		91,152.65		
WASTE MANAGEMENT	GARBAGE-PR		410.70		
TREYTON WEBER	UMPIRE-PR		405.00		
WELLMARK BCBS	INSURE-CH		253.80		
DAVID WILSON	UMPIRE-PR		530.00		
MCCOY WINN	UMPIRE-PR		330.00		
HOLLI WOOD	UMPIRE-PR		220.00		
WOOLVERTON	PRINTING-L		386.00		
DAX YOUNGBLUT	UMPIRE-PR		390.00		
ZORO TOOLS, INC	SUPPLIES-W		348.99		
		=====			
Accounts Payable Total			1,350,679.99		
Invoices: Paid			137,943.72		
Invoices: Scheduled			1,212,736.27		
Payroll Checks					
		=====			
Report Total			1,350,679.99		
		=====			

CLAIMS REPORT
CLAIMS FUND SUMMARY

Payroll Checks: 5/14/2025- 5/28/2025

Item #6.

FUND	NAME	AMOUNT
001	GENERAL FUND	158,729.74
003	LIBRARY	23,708.81
110	STREETS DEPT - ROAD USE T	25,718.74
112	EMPLOYEE BENEFITS	9,170.24
125	TAX INCREMENT FINANCING	372,147.26
145	URBAN RENEWAL - LMI HOUSI	10,000.00
200	DEBT SERVICE	144,321.00
323	CAP OUTLAY SAVINGS/LOST	17,732.82
600	WATER FUND	35,654.55
610	SEWER UTILITY FUND	42,832.47
614	SEWER SINKING REVENUE BON	510,527.00
740	STORM WATER DEPT	137.36

	TOTAL FUNDS	1,350,679.99



CITY COUNCIL MEMORANDUM

TO: City Council

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: May 12, 2025

ITEM TITLE: Revenues and Expenses to date – *Information Only*

BACKGROUND:

Attached is documentation showing the Revenues and Expenses to date – for Council Information only.

DISCUSSION:

This is for information only; no discussion is necessary.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of promoting and encouraging community involvement and engagement. This item helps achieve that vision by being transparent and sharing the City's financials.

FINANCIAL CONSIDERATION:

N/A

RECOMMENDATION:

This item is for informational purposes only, no motion is needed or recommended.



REVENUES AND EXPENSES TO DATE – *INFORMATION ONLY*

Airport Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-280-4310	HANGAR RENT	28,280.00	2,400.00	9,100.00	32.18	19,180.00
001-280-4311	FARM LEASE	18,998.00		18,998.40	100.00	.40-
001-280-4312	FIXED BASED OPERATOR LEASE	12,300.00	800.00	8,800.00	71.54	3,500.00
001-280-4705	DONATIONS			150.00		150.00-
001-280-4715	REFUNDS	316.00		315.99	100.00	.01
001-280-4750	MERCHANDISE SALES	130,000.00	3,870.79	95,485.22	73.45	34,514.78
	AIRPORT TOTAL	189,894.00	7,070.79	132,849.61	69.96	57,044.39
	TOTAL REVENUE	189,894.00	7,070.79	132,849.61	69.96	57,044.39
001-280-6010	SALARIES - FULL-TIME	61,959.00	4,766.41	54,719.29	88.32	7,239.71
001-280-6020	SALARIES - PART-TIME	3,000.00	217.75	1,691.26	56.38	1,308.74
001-280-6040	WAGES - OVERTIME	1,302.00		843.66	64.80	458.34
001-280-6143	ICMA RC - CITY SHARE	1,000.00	76.94	884.68	88.47	115.32
001-280-6170	UNEMPLOYMENT COMPENSATION	317.00		316.52	99.85	.48
001-280-6181	UNIFORM ALLOWANCE	300.00		265.58	88.53	34.42
001-280-6184	CELL PHONE ALLOWANCES	600.00	50.00	550.00	91.67	50.00
001-280-6210	DUES			30.00		30.00-
001-280-6230	TRAINING			29.23		29.23-
001-280-6240	MTGS/CONFERENCES/MILES	500.00				500.00
001-280-6310	BUILDING MAINT & REPAIR	5,000.00		1,009.51	20.19	3,990.49
001-280-6320	GROUNDS/RUNWAY MAINT & REPAIR	10,000.00	204.00	5,728.25	57.28	4,271.75
001-280-6331	VEHICLE OPERATIONS	5,000.00		3,080.67	61.61	1,919.33
001-280-6332	VEHICLE REPAIRS	5,000.00		6,159.46	123.19	1,159.46-
001-280-6371	ELECTRIC/GAS UTILITIES	21,000.00		11,395.05	54.26	9,604.95
001-280-6372	GARBAGE/RECYCLING	3,750.00	307.15	3,369.67	89.86	380.33
001-280-6373	COMMUNICATIONS (PHONE/INTERNET)	2,200.00		2,071.12	94.14	128.88
001-280-6399	OTHER MAINTENANCE/REPAIR	2,000.00		34.99	1.75	1,965.01
001-280-6407	ENGINEERING	2,500.00				2,500.00
001-280-6408	PROPERTY & CASUALTY INSURANCE	32,084.00		27,694.37	86.32	4,389.63
001-280-6409	JANITORIAL	1,500.00		576.24	38.42	923.76
001-280-6412	MEDICAL EXPENSE - DOCTOR	100.00		30.70	30.70	69.30
001-280-6413	PAYMENTS TO OTHER AGENCIES	500.00	9.00	339.00	67.80	161.00
001-280-6498	REFUNDS			700.00		700.00-
001-280-6499	OTHER CONTRACTUAL SERV	12,500.00	138.18	8,377.27	67.02	4,122.73
001-280-6503	MERCHANDISE FOR RE-SALE	120,000.00		83,471.18	69.56	36,528.82
001-280-6506	OFFICE SUPPLIES	2,500.00	31.30	522.34	20.89	1,977.66
001-280-6507	OPERATING SUPPLIES	2,000.00	554.96	1,415.78	70.79	584.22
001-280-6510	SPECIAL & SAFETY EQUIPMENT	500.00		692.14	138.43	192.14-
	AIRPORT TOTAL	297,112.00	6,355.69	215,997.96	72.70	81,114.04
	TOTAL EXPENSES	297,112.00	6,355.69	215,997.96	72.70	81,114.04
	GENERAL FUND TOTAL	107,218.00-	715.10	83,148.35-	77.55	24,069.65-

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
018-280-4300	INTEREST			22.62		22.62-
	AIRPORT TOTAL	.00	.00	22.62	.00	22.62-
	TOTAL REVENUE	.00	.00	22.62	.00	22.62-
	AIRPORT REPLACEMENT FUND TOTA	.00	.00	22.62	.00	22.62-
112-280-6110	FICA - CITY/AIRPORT	5,069.00	369.22	4,246.63	83.78	822.37
112-280-6130	IPERS - CITY/AIRPORT	6,256.00		4,932.56	78.85	1,323.44
112-280-6131	WORKERS COMP/AIRPORT	1,289.00		39.76	3.08	1,249.24
112-280-6150	GROUP INSURANCE/AIRPORT	16,739.00		12,000.09	71.69	4,738.91
112-280-6154	EMPLOYEE SELF-FUNDING INS/AIR	4,000.00	10.00	2,820.67	70.52	1,179.33
	AIRPORT TOTAL	33,353.00	379.22	24,039.71	72.08	9,313.29
	TOTAL EXPENSES	33,353.00	379.22	24,039.71	72.08	9,313.29
	EMPLOYEE BENEFITS TOTAL	33,353.00	379.22	24,039.71	72.08	9,313.29
323-280-4710	REIMBURSEMENTS	6,281.00		6,281.79	100.01	.79-
	AIRPORT TOTAL	6,281.00	.00	6,281.79	100.01	.79-
	TOTAL REVENUE	6,281.00	.00	6,281.79	100.01	.79-
323-280-6727	AIRPORT-CAP OUTLAY/EQUIPMENT	25,000.00		16,000.00	64.00	9,000.00
323-280-6799	AIRPORT-OTHER CAPITAL OUTLAY			286.52		286.52-
	AIRPORT TOTAL	25,000.00	.00	16,286.52	65.15	8,713.48
	TOTAL EXPENSES	25,000.00	.00	16,286.52	65.15	8,713.48
	CAP OUTLAY SAVINGS/LOST TOTAL	18,719.00-	.00	10,004.73-	53.45	8,714.27-

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
		=====	=====	=====	=====	=====
	AIRPORT TOTAL (REV LESS EXP)	159,290.00-	335.88	117,170.17-	73.56	42,119.83-
		=====	=====	=====	=====	=====



**REVENUES AND EXPENSES TO
DATE – *INFORMATION ONLY***

Animal Control Budget

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-190-4530	PENALTIES	1,000.00	79.00	626.50	62.65	373.50
		=====	=====	=====	=====	=====
	ANIMAL CONTROL TOTAL	1,000.00	79.00	626.50	62.65	373.50
		-----	-----	-----	-----	-----
	TOTAL REVENUE	1,000.00	79.00	626.50	62.65	373.50
001-190-6499	ANIMAL CONTROL	860.00		589.99	68.60	270.01
001-190-6504	MINOR EQUIPMENT	70.00		375.00	535.71	305.00-
001-190-6507	OPERATING SUPPLIES	70.00		253.07	361.53	183.07-
		=====	=====	=====	=====	=====
	ANIMAL CONTROL TOTAL	1,000.00	.00	1,218.06	121.81	218.06-
		-----	-----	-----	-----	-----
	TOTAL EXPENSES	1,000.00	.00	1,218.06	121.81	218.06-
		=====	=====	=====	=====	=====
	GENERAL FUND TOTAL	.00	79.00	591.56-	.00	591.56
		=====	=====	=====	=====	=====
	ANIMAL CONTROL (REV LESS EXP)	.00	79.00	591.56-	.00	591.56



REVENUES AND EXPENSES TO DATE – *INFORMATION ONLY*

Building Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-170-4120	BUILDING PERMITS	40,000.00	4,233.00	30,842.75	77.11	9,157.25
001-170-4128	PLUMBING & MECHANICAL PERMITS	2,500.00	653.00	9,545.00	381.80	7,045.00-
001-170-4132	MOVING PERMIT	100.00	200.00	500.00	500.00	400.00-
001-170-4167	HOME OCCUPATION PERMITS	400.00	75.00	75.00	18.75	325.00
001-170-4500	PLANNING & ZONING FEES	800.00	250.00	1,300.00	162.50	500.00-
001-170-4550	BOARD OF ADJUSTMENT FEES	100.00				100.00
001-170-4710	REIMBURSEMENTS CODE ENFORCE	500.00		499.96	99.99	.04
		-----	-----	-----	-----	-----
	BUILDING INSPECTIONS TOTAL	44,400.00	5,411.00	42,762.71	96.31	1,637.29
		-----	-----	-----	-----	-----
	TOTAL REVENUE	44,400.00	5,411.00	42,762.71	96.31	1,637.29
001-170-6010	SALARIES - FULL-TIME	70,636.00	5,232.00	59,144.45	83.73	11,491.55
001-170-6020	SALARIES - PART-TIME			3,216.57		3,216.57-
001-170-6040	WAGES - OVERTIME	750.00		799.66	106.62	49.66-
001-170-6143	ICMA RC - CITY SHARE	1,000.00		58.43	5.84	941.57
001-170-6170	UNEMPLOYMENT COMPENSATION	500.00		499.96	99.99	.04
001-170-6181	ALLOWANCES - UNIFORM	300.00		189.84	63.28	110.16
001-170-6210	DUES & MEMBERSHIPS	500.00		1,404.00	280.80	904.00-
001-170-6230	TRAINING IN HOUSE	200.00				200.00
001-170-6240	MTGS/CONFERENCES/MILES	1,000.00	75.00	700.00	70.00	300.00
001-170-6331	VEHICLE OPERATIONS	1,500.00		569.28	37.95	930.72
001-170-6373	COMMUNICATIONS (PHONE/INTERNET)	800.00	55.69	522.29	65.29	277.71
001-170-6408	PROPERTY & CASUALTY INSURANCE	3,692.00		2,708.11	73.35	983.89
001-170-6412	MEDICAL EXPENSE - DOCTOR	75.00				75.00
001-170-6499	OTHER CONTRACTUAL SERV	20,000.00	1,482.00	25,391.65	126.96	5,391.65-
001-170-6504	OFFICE EQUIPMENT	500.00				500.00
001-170-6506	OFFICE SUPPLIES	500.00		121.93	24.39	378.07
001-170-6507	OPERATING SUPPLIES	500.00		68.46	13.69	431.54
001-170-6508	POSTAGE	750.00				750.00
001-170-6510	SPECIAL & SAFETY EQUIPMENT	750.00				750.00
		-----	-----	-----	-----	-----
	BUILDING INSPECTIONS TOTAL	103,953.00	6,844.69	95,394.63	91.77	8,558.37
		-----	-----	-----	-----	-----
	TOTAL EXPENSES	103,953.00	6,844.69	95,394.63	91.77	8,558.37
		=====	=====	=====	=====	=====
	GENERAL FUND TOTAL	59,553.00-	1,433.69-	52,631.92-	88.38	6,921.08-
		=====	=====	=====	=====	=====
112-170-6110	FICA - CITY/BLDG	5,462.00	388.38	4,692.93	85.92	769.07
112-170-6130	IPERS - CITY/BUILDING	6,739.00		5,465.30	81.10	1,273.70
112-170-6131	WORK COMP/BUILDING	653.00		63.35	9.70	589.65
112-170-6150	GROUP INSURANCE BEN/BLDG	16,754.00		13,923.13	83.10	2,830.87
112-170-6154	EMPLOYEE SELF-FUND INS BEN/BLD	7,237.00	246.63	15,904.59	219.77	8,667.59-
		-----	-----	-----	-----	-----

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	BUILDING INSPECTIONS TOTAL	36,845.00	635.01	40,049.30	108.70	3,204.30-
		-----	-----	-----	-----	-----
	TOTAL EXPENSES	36,845.00	635.01	40,049.30	108.70	3,204.30-
		=====	=====	=====	=====	=====
	EMPLOYEE BENEFITS TOTAL	36,845.00	635.01	40,049.30	108.70	3,204.30-
		=====	=====	=====	=====	=====
323-170-6710	CAP OUTLAY - VEHICLES	1,500.00		1,500.00	100.00	
323-170-6725	BLDG-CIP CAP OFFICE EQUIP	3,000.00				3,000.00
		-----	-----	-----	-----	-----
	BUILDING INSPECTIONS TOTAL	4,500.00	.00	1,500.00	33.33	3,000.00
		-----	-----	-----	-----	-----
	TOTAL EXPENSES	4,500.00	.00	1,500.00	33.33	3,000.00
		=====	=====	=====	=====	=====
	CAP OUTLAY SAVINGS/LOST TOTAL	4,500.00-	.00	1,500.00-	33.33	3,000.00-
		=====	=====	=====	=====	=====
		=====	=====	=====	=====	=====
	TOTAL (REV LESS EXP)	100,898.00-	2,068.70-	94,181.22-	93.34	6,716.78-
		=====	=====	=====	=====	=====



**REVENUES AND EXPENSES TO
DATE – *INFORMATION ONLY***

City Administration Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-610-4715	REFUNDS/REBATES	67.00		67.76	101.13	.76-
	MAYOR/COUNCIL/CITY MGR TOTAL	67.00	.00	67.76	101.13	.76-
001-620-4715	REFUNDS/REBATES	907.00		937.86	103.40	30.86-
	CLERK/TREASURER/ADM TOTAL	907.00	.00	937.86	103.40	30.86-
001-699-4715	REFUNDS/REBATES	1,193.00		1,193.04	100.00	.04-
	GENERAL GOVERNMENT-I.T. TOTAL	1,193.00	.00	1,193.04	100.00	.04-
	TOTAL REVENUE	2,167.00	.00	2,198.66	101.46	31.66-
001-610-6010	SALARIES - FULL-TIME	33,661.00	2,595.00	29,777.31	88.46	3,883.69
001-610-6020	SALARY - MAYOR PART-TIME	8,000.00	615.38	7,076.87	88.46	923.13
001-610-6050	SALARIES - COUNCIL FEE-BASED	14,350.00		8,000.00	55.75	6,350.00
001-610-6143	ICMA RC - CITY SHARE	1,500.00	116.98	1,324.48	88.30	175.52
001-610-6170	UNEMPLOYMENT COMPENSATION	57.00		56.97	99.95	.03
001-610-6181	UNIFORM ALLOWANCE	650.00		270.28	41.58	379.72
001-610-6184	CELL PHONE ALLOWANCES	1,500.00	125.00	1,375.00	91.67	125.00
001-610-6210	DUES & MEMBERSHIPS	4,500.00		4,601.67	102.26	101.67-
001-610-6240	MTGS/CONFERENCES/MILES	10,000.00	1,371.98	6,858.40	68.58	3,141.60
001-610-6488	MAYOR'S DISCRETIONARY FUND	660.00		660.00	100.00	
001-610-6489	COUNCIL'S DISCRETIONARY FUND	90.00				90.00
001-610-6491	OTHER COUNCIL ITEMS	750.00				750.00
001-610-6506	OFFICE SUPPLIES	200.00		304.09	152.05	104.09-
	MAYOR/COUNCIL/CITY MGR TOTAL	75,918.00	4,824.34	60,305.07	79.43	15,612.93
001-620-6010	SALARIES - FULL-TIME	175,207.00	13,493.26	154,438.52	88.15	20,768.48
001-620-6040	WAGES - OVERTIME	3,592.00	116.94	4,183.57	116.47	591.57-
001-620-6143	ICMA RC - CITY SHARE	2,000.00	100.00	1,850.00	92.50	150.00
001-620-6170	UNEMPLOYMENT COMPENSATION	906.00		905.45	99.94	.55
001-620-6181	UNIFORM ALLOWANCE	900.00	36.00	36.00	4.00	864.00
001-620-6184	CELL PHONE ALLOWANCES	600.00	50.00	550.00	91.67	50.00
001-620-6210	DUES & MEMBERSHIPS	10,000.00	135.00	10,236.56	102.37	236.56-
001-620-6220	EDUCATIONAL MATERIAL	100.00				100.00
001-620-6230	TRAINING IN HOUSE	1,000.00		952.88	95.29	47.12
001-620-6240	MTGS/CONFERENCES/MILES	7,500.00	979.70	6,320.31	84.27	1,179.69
	CLERK/TREASURER/ADM TOTAL	201,805.00	14,910.90	179,473.29	88.93	22,331.71
001-630-6413	ELECTION EXPENSE	6,000.00				6,000.00

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	ELECTIONS TOTAL	6,000.00	.00	.00	.00	6,000.00
001-640-6401	AUDIT FEES	30,000.00		30,250.00	100.83	250.00-
001-640-6405	RECORDING FEES	100.00		34.00	34.00	66.00
001-640-6411	LEGAL EXPENSE	78,000.00		21,542.22	27.62	56,457.78
001-640-6413	PAYMENTS TO OTHER AGENCIES	700.00		651.59	93.08	48.41
001-640-6414	PRINTING & PUBLISHING	10,500.00	856.52	6,411.69	61.06	4,088.31
001-640-6419	FINANCIAL SERVICES	600.00		500.00	83.33	100.00
001-640-6490	PROFESSIONAL SERVICE FEES	400.00		5,875.00	1,468.75	5,475.00-
001-640-6498	REFUNDS	75.00				75.00
001-640-6499	CODE BOOK CODIFICATION	5,000.00	249.00	3,154.00	63.08	1,846.00
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	LEGAL SERVICES/ATTORNEY TOTAL	125,375.00	1,105.52	68,418.50	54.57	56,956.50
001-650-6199	HR AGREEMENTS/FEES	4,750.00		2,875.89	60.55	1,874.11
001-650-6310	BUILDING MAINT & REPAIR	7,500.00		771.42	10.29	6,728.58
001-650-6320	GROUNDS MAINT & REPAIR	500.00				500.00
001-650-6331	VEHICLE OPERATIONS	400.00	34.65	337.54	84.39	62.46
001-650-6332	VEHICLE REPAIRS	200.00				200.00
001-650-6350	OPERATIONAL EQUIPMENT REPAIR	350.00				350.00
001-650-6371	ELECTRIC/GAS UTILITIES	25,000.00	33.54	16,290.33	65.16	8,709.67
001-650-6373	COMMUNICATIONS (PHONE/INTERNET)	3,450.00	34.32	2,891.87	83.82	558.13
001-650-6399	OTHER MAINTENANCE/REPAIR	1,000.00		806.00	80.60	194.00
001-650-6401	BANK FEES	50.00		87.00	174.00	37.00-
001-650-6405	COURT & RECORDING FEES	32.00				32.00
001-650-6408	PROPERTY & CASUALTY INSURANCE	11,697.00		12,069.85	103.19	372.85-
001-650-6409	JANITORIAL	3,000.00		408.43	13.61	2,591.57
001-650-6490	STAFFING CONTRACT	500.00		3,500.00	700.00	3,000.00-
001-650-6498	REFUNDS	300.00		271.25	90.42	28.75
001-650-6499	OTHER CONTRACTUAL SERV	44,000.00		17,473.96	39.71	26,526.04
001-650-6506	OFFICE SUPPLIES	3,500.00	81.26	1,894.52	54.13	1,605.48
001-650-6507	OPERATING SUPPLIES	4,000.00	319.49	2,843.94	71.10	1,156.06
001-650-6508	POSTAGE & SHIPPING	4,000.00	30.77	2,278.16	56.95	1,721.84
001-650-6510	SPECIAL & SAFETY EQUIPMENT	100.00				100.00
001-650-6727	CAPITAL EQUIPMENT	2,000.00		2,875.97	143.80	875.97-
		=====	=====	=====	=====	=====
	CITY HALL/GENERAL BLDGS TOTAL	116,329.00	534.03	67,676.13	58.18	48,652.87
001-660-6406	DAMAGES / TORT CLAIMS	5,000.00				5,000.00
001-660-6408	PROPERTY & CASUALTY INSURANCE	11,598.00		5,889.08	50.78	5,708.92
		=====	=====	=====	=====	=====
	TORT LIABILITY TOTAL	16,598.00	.00	5,889.08	35.48	10,708.92
001-699-6419	IT SERVICES	131,500.00	8,135.80	174,663.01	132.82	43,163.01-
		=====	=====	=====	=====	=====
	GENERAL GOVERNMENT-I.T. TOTAL	131,500.00	8,135.80	174,663.01	132.82	43,163.01-
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BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	TOTAL EXPENSES	673,525.00	29,510.59	556,425.08	82.61	117,099.92
	GENERAL FUND TOTAL	671,358.00-	29,510.59-	554,226.42-	82.55	117,131.58-
112-610-6110	FICA - CITY/ADMIN	4,285.00	237.78	3,304.15	77.11	980.85
112-610-6130	IPERS - CITY/ADMIN			236.00		236.00-
112-610-6131	WORK COMP/ADMIN	677.00		460.83-	68.07-	1,137.83
112-610-6142	PENSION - CITY MANAGER	3,178.00	237.88	2,740.88	86.25	437.12
112-610-6150	GROUP INSURANCE BEN/MANAGER	4,407.00	8.18	3,442.99	78.13	964.01
112-610-6154	EMPLOYEE SELF-FUND INS BEN/ADM	12,000.00	394.89	5,369.83	44.75	6,630.17
	MAYOR/COUNCIL/CITY MGR TOTAL	24,547.00	878.73	14,633.02	59.61	9,913.98
112-620-6110	FICA - CITY/CLERK	13,679.00	997.51	11,538.42	84.35	2,140.58
112-620-6130	IPERS - CITY/CLERK	16,879.00		13,766.57	81.56	3,112.43
112-620-6131	WORK COMP/CLERK	235.00		170.21	72.43	64.79
112-620-6150	GROUP INSURANCE BEN/CLERK	41,488.00		32,678.96	78.77	8,809.04
112-620-6154	EMPLOYEE SELF-FUND INS BEN/CLE	12,000.00	64.92	27,045.88	225.38	15,045.88-
	CLERK/TREASURER/ADM TOTAL	84,281.00	1,062.43	85,200.04	101.09	919.04-
112-622-6150	GROUP INSURANCE BEN/RETIREE	2,885.00	1,268.41	5,066.54	175.62	2,181.54-
112-622-6154	EMPLOYEE SELF-FUND INS BEN/RET	6,940.00	7,976.48	8,060.67	116.15	1,120.67-
	RETIRED EMPLOYEES TOTAL	9,825.00	9,244.89	13,127.21	133.61	3,302.21-
112-640-6420	ACA FEES	140.00				140.00
	LEGAL SERVICES/ATTORNEY TOTAL	140.00	.00	.00	.00	140.00
	TOTAL EXPENSES	118,793.00	11,186.05	112,960.27	95.09	5,832.73
	EMPLOYEE BENEFITS TOTAL	118,793.00	11,186.05	112,960.27	95.09	5,832.73
323-650-6727	CITY HALL-CAP OUTLAY/EQUIPMENT	27,000.00		24,498.19	90.73	2,501.81
323-650-6750	CAP OUTLAY - BUILDINGS	8,500.00		4,980.34	58.59	3,519.66
	CITY HALL/GENERAL BLDGS TOTAL	35,500.00	.00	29,478.53	83.04	6,021.47

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	TOTAL EXPENSES	35,500.00	.00	29,478.53	83.04	6,021.47
		=====	=====	=====	=====	=====
	CAP OUTLAY SAVINGS/LOST TOTAL	35,500.00-	.00	29,478.53-	83.04	6,021.47-
		=====	=====	=====	=====	=====
	CITY ADMIN (REV LESS EXP)	825,651.00-	40,696.64-	696,665.22-	84.38	128,985.78-



**REVENUES AND EXPENSES TO
DATE – *INFORMATION ONLY***

Fire Department Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-150-4475	WASHINGTON/SUMNER TWPS FIRE	73,000.00	35,781.27	77,101.01	105.62	4,101.01-
001-150-4500	FIRE SERVICE FEES	974.00	850.00	3,336.40	342.55	2,362.40-
001-150-4710	REIMBURSEMENTS		10,200.00	121,727.85		121,727.85-
001-150-4715	REFUNDS	3,000.00		8,980.06	299.34	5,980.06-
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	FIRE TOTAL	76,974.00	46,831.27	211,145.32	274.31	134,171.32-
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	TOTAL REVENUE	76,974.00	46,831.27	211,145.32	274.31	134,171.32-
001-150-6010	SALARIES - FULL-TIME	211,498.00	15,293.40	184,254.42	87.12	27,243.58
001-150-6020	SALARIES - PART-TIME	59,570.00	7,199.99	53,831.30	90.37	5,738.70
001-150-6040	WAGES - OVERTIME	3,742.00		438.56	11.72	3,303.44
001-150-6050	VOLUNTEER FIREMEN	22,030.00	11,000.00	22,011.01	99.91	18.99
001-150-6143	ICMA RC - CITY SHARE	3,000.00	276.94	2,884.59	96.15	115.41
001-150-6170	UNEMPLOYMENT COMPENSATION	964.00		979.16	101.57	15.16-
001-150-6181	ALLOWANCES - UNIFORM	1,200.00	451.54	682.23	56.85	517.77
001-150-6184	CELL PHONE ALLOWANCES	1,200.00	100.00	1,100.00	91.67	100.00
001-150-6210	DUES & MEMBERSHIPS	1,000.00		286.67	28.67	713.33
001-150-6220	EDUCATIONAL MATERIAL	1,500.00		1,408.99	93.93	91.01
001-150-6230	TRAINING IN HOUSE	1,500.00	51.51	243.34	16.22	1,256.66
001-150-6240	MTGS/CONFERENCES/MILES	3,500.00		5,549.32	158.55	2,049.32-
001-150-6310	BUILDING MAINT & REPAIR	7,500.00	439.20	13,475.28	179.67	5,975.28-
001-150-6320	GROUNDS MAINT & REPAIR	1,000.00		330.23	33.02	669.77
001-150-6331	VEHICLE OPERATIONS	33,750.00	70,600.58	143,132.34	424.10	109,382.34-
001-150-6332	VEHICLE REPAIRS	7,500.00	1,941.80	5,714.71	76.20	1,785.29
001-150-6350	EQUIPMENT REPAIR/SIREN	3,000.00		1,400.00	46.67	1,600.00
001-150-6371	ELECTRIC/GAS UTILITIES	4,250.00		3,084.67	72.58	1,165.33
001-150-6373	COMMUNICATIONS (PHONE/INTERNET)	5,500.00	211.98	3,166.04	57.56	2,333.96
001-150-6399	OTHER MAINTENANCE/REPAIR	6,000.00		6,075.78	101.26	75.78-
001-150-6408	PROPERTY & CASUALTY INSURANCE	33,212.00		29,569.27	89.03	3,642.73
001-150-6412	MEDICAL/WEELLNESS EXPENSE	2,000.00	44.00	641.31	32.07	1,358.69
001-150-6424	PROFES SERVICES/GRANT WRITERS	10,000.00		6,107.35	61.07	3,892.65
001-150-6504	SPECIAL & SAFETY EQUIPMENT	10,000.00		1,343.65	13.44	8,656.35
001-150-6506	OFFICE SUPPLIES	250.00	3.94	706.23	282.49	456.23-
001-150-6507	OPERATING SUPPLIES	3,500.00		4,365.56	124.73	865.56-
001-150-6510	SAFETY SUPPLIES	500.00				500.00
		-----	-----	-----	-----	-----
	FIRE TOTAL	438,666.00	107,614.88	492,782.01	112.34	54,116.01-
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	TOTAL EXPENSES	438,666.00	107,614.88	492,782.01	112.34	54,116.01-
		=====	=====	=====	=====	=====
	GENERAL FUND TOTAL	361,692.00-	60,783.61-	281,636.69-	77.87	80,055.31-
		=====	=====	=====	=====	=====
014-150-4300	INTEREST			19.60		19.60-
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BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	FIRE TOTAL	.00	.00	19.60	.00	19.60-
	TOTAL REVENUE	.00	.00	19.60	.00	19.60-
	FIRE DEPT REPLACEMENT FUN TOTA	.00	.00	19.60	.00	19.60-
112-150-6110	FICA - CITY/FIRE	21,026.00	1,659.36	17,568.79	83.56	3,457.21
112-150-6130	IPERS - CITY/FIRE	25,585.00		20,109.37	78.60	5,475.63
112-150-6131	WORK COMP/FIRE	57,453.00		6,582.76	11.46	50,870.24
112-150-6150	GROUP INSURANCE BEN/FIRE	40,236.00		31,626.40	78.60	8,609.60
112-150-6154	EMPLOYEE SELF-FUND INS BEN/FIR	26,902.00	2,768.29	21,764.56	80.90	5,137.44
	FIRE TOTAL	171,202.00	4,427.65	97,651.88	57.04	73,550.12
	TOTAL EXPENSES	171,202.00	4,427.65	97,651.88	57.04	73,550.12
	EMPLOYEE BENEFITS TOTAL	171,202.00	4,427.65	97,651.88	57.04	73,550.12
323-150-4480	LOCAL GRANTS	31,500.00	5,979.47	35,062.50	111.31	3,562.50-
	FIRE TOTAL	31,500.00	5,979.47	35,062.50	111.31	3,562.50-
	TOTAL REVENUE	31,500.00	5,979.47	35,062.50	111.31	3,562.50-
323-150-6505	FIRE-CIP CAP OTHER EQUIPMENT	104,000.00	61.98	78,541.17	75.52	25,458.83
323-150-6725	FIRE-CIP CAP OFFICE EQUIPMENT	3,000.00		19,238.56	641.29	16,238.56-
	FIRE TOTAL	107,000.00	61.98	97,779.73	91.38	9,220.27
	TOTAL EXPENSES	107,000.00	61.98	97,779.73	91.38	9,220.27
	CAP OUTLAY SAVINGS/LOST TOTAL	75,500.00-	5,917.49	62,717.23-	83.07	12,782.77-

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	FIRE TOTAL (REV LESS EXP)	608,394.00-	59,293.77-	441,986.20-	72.65	166,407.80-
		=====	=====	=====	=====	=====



**REVENUES AND EXPENSES TO
DATE – *INFORMATION ONLY***

Garbage Budget

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025**PCT OF FISCAL YTD 91.6%**

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-290-4190	GARBAGE COLLECTION PERMITS	120.00	60.00	60.00	50.00	60.00
001-290-4500	GARBAGE COLLECTION FEES	545,000.00	33,012.81	500,639.08	91.86	44,360.92
001-290-4550	ENVIRONMENTAL IMPACT FEE	90,000.00	5,713.62	90,985.18	101.09	985.18-
001-290-4745	CITY-WIDE CLEANUP REV	1,250.00	90.00	90.00	7.20	1,160.00
		=====	=====	=====	=====	=====
	GARBAGE TOTAL	636,370.00	38,876.43	591,774.26	92.99	44,595.74
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	TOTAL REVENUE	636,370.00	38,876.43	591,774.26	92.99	44,595.74
001-290-6413	BUCH CO LANDFILL ASSESSMENT	6,064.00		6,064.00	100.00	
001-290-6497	GARBAGE CONTRACT	576,402.00	47,485.12	521,385.17	90.46	55,016.83
001-290-6499	CONTRACTUAL SERVICES	85,000.00		49,854.79	58.65	35,145.21
		=====	=====	=====	=====	=====
	GARBAGE TOTAL	667,466.00	47,485.12	577,303.96	86.49	90,162.04
		-----	-----	-----	-----	-----
	TOTAL EXPENSES	667,466.00	47,485.12	577,303.96	86.49	90,162.04
		=====	=====	=====	=====	=====
	GENERAL FUND TOTAL	31,096.00-	8,608.69-	14,470.30	46.53-	45,566.30-
		=====	=====	=====	=====	=====
	GARBAGE TOTAL (REV LESS EXP)	31,096.00-	8,608.69-	14,470.30	46.53-	45,566.30-



REVENUES AND EXPENSES TO DATE – *INFORMATION ONLY*

Library Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
003-410-4440	DIRECT STATE AID (ENRICH IOWA)	5,000.00		5,601.25	112.03	601.25-
003-410-4465	COUNTY CONTRIBUTION	42,500.00		43,768.97	102.99	1,268.97-
003-410-4470	28E FUNDS - OTHER CITIES	6,500.00		6,535.11	100.54	35.11-
003-410-4500	CHARGES/FEES FOR SERVICES	2,500.00	117.55	3,917.37	156.69	1,417.37-
003-410-4705	DONATIONS	200.00		300.00	150.00	100.00-
003-410-4715	REFUNDS	1,378.00		1,378.31	100.02	.31-
003-410-4755	CONCESSIONS-RECREATION	75.00				75.00
003-410-4765	LIBRARY FINES & BOOK CHARGES	1,750.00	10.40	1,281.51	73.23	468.49
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	LIBRARY TOTAL	59,903.00	127.95	62,782.52	104.81	2,879.52-
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	TOTAL REVENUE	59,903.00	127.95	62,782.52	104.81	2,879.52-
003-410-6010	SALARIES - FULL-TIME	190,942.00	14,689.36	168,794.35	88.40	22,147.65
003-410-6020	SALARIES - PART-TIME	101,895.00	7,141.34	84,018.64	82.46	17,876.36
003-410-6040	WAGES - OVERTIME	750.00	25.20	50.63	6.75	699.37
003-410-6143	ICMA RC - CITY SHARE	3,000.00	357.00	2,764.50	92.15	235.50
003-410-6170	UNEMPLOYMENT COMPENSATION	1,378.00		1,381.35	100.24	3.35-
003-410-6210	DUES & MEMBERSHIPS	3,500.00	94.99	2,470.79	70.59	1,029.21
003-410-6230	TRAINING IN HOUSE	300.00		215.23	71.74	84.77
003-410-6240	MTGS/CONFERENCES/MILES	1,000.00		132.16	13.22	867.84
003-410-6310	CONTRACT REPAIR/MAINT - BLDGS	3,000.00		2,555.56	85.19	444.44
003-410-6320	GROUNDS OPERATION, MAIN	600.00		479.47	79.91	120.53
003-410-6371	ELECTRIC/GAS UTILITIES	18,200.00	1,371.75	18,517.74	101.75	317.74-
003-410-6373	COMMUNICATIONS (PHONE/INTERNET)	3,730.00	283.15	2,948.85	79.06	781.15
003-410-6399	OTHER MAINTENANCE/REPAIR	3,000.00		2,324.61	77.49	675.39
003-410-6408	PROPERTY & CASUALTY INSURANCE	15,011.00		16,265.69	108.36	1,254.69-
003-410-6409	JANITORIAL	18,000.00		15,887.50	88.26	2,112.50
003-410-6414	PRINTING & PUBLISHING	1,000.00				1,000.00
003-410-6419	COMPUTER EXPENSE	7,000.00	15.99	5,769.37	82.42	1,230.63
003-410-6490	PROFESSIONAL SERVICES	75.00				75.00
003-410-6502	LIBRARY BOOKS, FILMS, RECORDS	30,000.00		20,746.21	69.15	9,253.79
003-410-6504	OFFICE EQUIPMENT	250.00				250.00
003-410-6506	OFFICE SUPPLIES	4,100.00	80.88	2,349.71	57.31	1,750.29
003-410-6507	OPERATING SUPPLIES	2,600.00	479.24	2,541.94	97.77	58.06
003-410-6508	POSTAGE & SHIPPING	800.00		292.00	36.50	508.00
003-410-6510	SAFETY SUPPLIES	100.00				100.00
003-410-6530	PROGRAMMING	7,495.00	170.41	4,334.51	57.83	3,160.49
003-410-6531	VIDEO RECORDINGS	3,250.00		1,849.82	56.92	1,400.18
003-410-6532	AUDIO RECORDINGS	3,500.00		1,361.65	38.90	2,138.35
003-410-6536	EBOOKS	6,500.00		6,499.36	99.99	.64
003-410-6537	AUDIOBOOKS	4,500.00		4,500.00	100.00	
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	LIBRARY TOTAL	435,476.00	24,709.31	369,051.64	84.75	66,424.36
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	TOTAL EXPENSES	435,476.00	24,709.31	369,051.64	84.75	66,424.36
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BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	LIBRARY TOTAL	375,573.00-	24,581.36-	306,269.12-	81.55	69,303.88-
		=====	=====	=====	=====	=====
112-410-6110	FICA - CITY/LIBRARY	22,460.00	1,607.07	18,612.70	82.87	3,847.30
112-410-6130	IPERS - CITY/LIBRARY	27,715.00		21,807.54	78.68	5,907.46
112-410-6131	WORK COMP/LIBRARY	458.00		60.52-	13.21-	518.52
112-410-6150	GROUP INSURANCE BEN/LIBRARY	32,838.00		38,408.07	116.96	5,570.07-
112-410-6154	EMPLOYEE SELF-FUND INS BEN/LIB	34,712.00	120.00	4,667.08	13.45	30,044.92
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	LIBRARY TOTAL	118,183.00	1,727.07	83,434.87	70.60	34,748.13
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	TOTAL EXPENSES	118,183.00	1,727.07	83,434.87	70.60	34,748.13
		=====	=====	=====	=====	=====
	EMPLOYEE BENEFITS TOTAL	118,183.00	1,727.07	83,434.87	70.60	34,748.13
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323-410-6727	LIBRARY-CAP OUTLAY/EQUIPMENT	14,000.00		6,513.68	46.53	7,486.32
323-410-6770	LIBRARY-CAP OUTLAY/BUILDING	68,000.00		92,865.00	136.57	24,865.00-
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	LIBRARY TOTAL	82,000.00	.00	99,378.68	121.19	17,378.68-
		-----	-----	-----	-----	-----
	TOTAL EXPENSES	82,000.00	.00	99,378.68	121.19	17,378.68-
		=====	=====	=====	=====	=====
	CAP OUTLAY SAVINGS/LOST TOTAL	82,000.00	.00	99,378.68	121.19	17,378.68-
		=====	=====	=====	=====	=====
		=====	=====	=====	=====	=====
	LIBRARY TOTAL (REV LESS EXP)	575,756.00-	26,308.43-	489,082.67-	84.95	86,673.33-
		=====	=====	=====	=====	=====



**REVENUES AND EXPENSES TO
DATE – *INFORMATION ONLY***

Park & Recreation Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-430-4310	RENTS & LEASES	200.00		65.00	32.50	135.00
001-430-4705	DONATIONS	5,000.00	13,274.40	15,222.00	304.44	10,222.00-
001-430-4710	REIMBURSEMENTS	14,469.00		14,469.15	100.00	.15-
001-430-4755	CONCESSIONS - PARKS	50.00		20.00	40.00	30.00
	PARKS TOTAL	19,719.00	13,274.40	29,776.15	151.00	10,057.15-
001-431-4705	PRIVATE SOURCE CONTRIB	1,150.00		2,645.84	230.07	1,495.84-
	FORESTRY/GREENHOUSE TOTAL	1,150.00	.00	2,645.84	230.07	1,495.84-
001-432-4180	ANIMAL LICENSES	3,500.00	99.92	1,603.10	45.80	1,896.90
001-432-4480	LOCAL GRANTS	2,000.00				2,000.00
001-432-4706	DONATIONS	70.00		70.00	100.00	
	DOG PARK TOTAL	5,570.00	99.92	1,673.10	30.04	3,896.90
001-440-4705	DONATIONS	759.00		908.97	119.76	149.97-
	RECREATION - OPERATING TOTAL	759.00	.00	908.97	119.76	149.97-
001-441-4310	BATTING CAGE RENTAL	4,000.00		3,676.83	91.92	323.17
001-441-4311	ROOM RENTAL	4,250.00	49.82	5,397.71	127.00	1,147.71-
001-441-4312	GOLF RENTAL	100.00		94.00	94.00	6.00
001-441-4500	FEES - DAILY ADMISSIONS	2,500.00	57.95	2,012.95	80.52	487.05
001-441-4501	FEES - MEMBERSHIP PASSES	30,000.00		58,295.96	194.32	28,295.96-
001-441-4503	FEES - FITNESS CLASSES	4,500.00		130.00	2.89	4,370.00
001-441-4550	FEES - TAE KWON DO	3,150.00	49.82	4,508.28	143.12	1,358.28-
001-441-4551	FEES - CLINICS	1,750.00		1,032.88	59.02	717.12
001-441-4552	FEES - LEAGUE	40,000.00	1,556.47	82,379.87	205.95	42,379.87-
001-441-4554	FEES - GAMES	450.00		1,251.67	278.15	801.67-
001-441-4705	DONATIONS/OTHER	226.00		2,123.68	939.68	1,897.68-
001-441-4755	CONCESSIONS - RIVER'S EDGE	3,750.00		2,341.99	62.45	1,408.01
	RECREATION - RIVER'S EDGE TOTA	94,676.00	1,714.06	163,245.82	172.43	68,569.82-
001-442-4502	FEES - FOOTBALL	12,643.00		12,663.49	100.16	20.49-
001-442-4503	FEES - AEROBICS/ADULT FITNESS	2,600.00		1,508.50	58.02	1,091.50
001-442-4504	FEES - INDOOR PROGRAMMING	850.00		821.84	96.69	28.16
001-442-4505	FEES - T-BALL	264.00		264.00	100.00	
001-442-4550	FEES - TAE KWON DO	25.00		25.00	100.00	
001-442-4552	FEES - LITTLE LEAGUE	30,000.00	200.10	29,895.05	99.65	104.95
001-442-4553	FEES - MILLENNIUM CLASSES	200.00				200.00
001-442-4555	FEES - MARTIAL ARTS	200.00				200.00
001-442-4556	FEES - SOCCER	1,153.00		1,615.06	140.07	462.06-
001-442-4557	FEES - BASKETBALL	4,000.00		3,143.91	78.60	856.09

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-442-4558	FEES - VOLLEYBALL	250.00				250.00
001-442-4559	FEES - TENNIS LESSONS	100.00				100.00
001-442-4705	DONATIONS/OTHER	150.00				150.00
	RECREATION - OUTDOOR TOTAL	52,435.00	200.10	49,936.85	95.24	2,498.15
001-443-4310	RAQUET COURT RENTAL	77.00		117.50	152.60	40.50-
001-443-4311	ROOM RENTAL	5,250.00	80.16	5,310.54	101.15	60.54-
001-443-4500	FEES - DAILY ADMISSIONS	10,500.00	124.88	10,063.25	95.84	436.75
001-443-4501	FEES - MEMBERSHIP PASSES	25,000.00	760.19	42,752.71	171.01	17,752.71-
001-443-4705	DONATIONS/OTHER	424.00		424.13	100.03	.13-
001-443-4755	CONCESSIONS - FALCON CIVIC CTR	3,500.00		2,641.39	75.47	858.61
	RECREATION - FALCON CIVIC TOTA	44,751.00	965.23	61,309.52	137.00	16,558.52-
001-444-4310	POOL RENTAL	4,000.00		3,019.43	75.49	980.57
001-444-4500	FEES - DAILY POOL ADMISSIONS	27,500.00		23,028.54	83.74	4,471.46
001-444-4501	FEES - POOL SEASON PASSES	30,000.00	660.36	5,839.44	19.46	24,160.56
001-444-4507	FEES - WATER AEROBICS	169.00		454.00	268.64	285.00-
001-444-4508	FEES - TEAMS & LESSONS	10,500.00	208.92	14,797.03	140.92	4,297.03-
001-444-4705	DONATIONS/OTHER	500.00				500.00
001-444-4711	REIMBURSEMENT	1,589.00		1,589.69	100.04	.69-
001-444-4760	CONCESSIONS - POOL	27,000.00		16,387.44	60.69	10,612.56
	RECREATION - SWIMMING POO TOTA	101,258.00	869.28	65,115.57	64.31	36,142.43
001-445-4310	CAMPSITE RENTALS	60,000.00		97,157.00	161.93	37,157.00-
001-445-4710	REIMBURSEMENTS	238.00		238.00	100.00	
001-445-4755	CONCESSIONS - RV PARK	100.00				100.00
	RECREATION - RV PARK TOTAL	60,338.00	.00	97,395.00	161.42	37,057.00-
001-446-4310	FACILITY RENT	2,000.00		5,200.00	260.00	3,200.00-
001-446-4509	FEES - TOURNAMENTS	15,500.00		51,093.45	329.64	35,593.45-
001-446-4700	PUBLIC SOURCE CONTRIB	2,500.00		1,588.97	63.56	911.03
001-446-4705	DONATIONS	100.00		750.00	750.00	650.00-
001-446-4755	CONCESSIONS - BALL COMPLEX	60,000.00	1,484.28	56,998.95	95.00	3,001.05
	RECREATION - COMPLEX TOTAL	80,100.00	1,484.28	115,631.37	144.36	35,531.37-
001-450-4705	PRIVATE SOURCE CONTRIB	3,810.00		8,965.71	235.32	5,155.71-
	CEMETERY TOTAL	3,810.00	.00	8,965.71	235.32	5,155.71-

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	TOTAL REVENUE	464,566.00	18,607.27	596,603.90	128.42	132,037.90-
001-430-6010	SALARIES - FULL-TIME	119,760.00	9,074.18	105,957.31	88.47	13,802.69
001-430-6020	SALARIES - PART-TIME	29,000.00	3,108.64	24,760.36	85.38	4,239.64
001-430-6030	HOURLY WAGES - TEMPORARY	17,000.00		8,942.51	52.60	8,057.49
001-430-6040	WAGES - OVERTIME	2,500.00	6.19	2,888.55	115.54	388.55-
001-430-6143	ICMA RC - CITY SHARE	2,000.00	100.00	2,013.03	100.65	13.03-
001-430-6170	UNEMPLOYMENT COMPENSATION	1,327.00		1,336.84	100.74	9.84-
001-430-6184	CELL PHONE ALLOWANCES	600.00	50.00	550.00	91.67	50.00
001-430-6310	BUILDING MAINT & REPAIR	2,500.00	53.25	1,518.10	60.72	981.90
001-430-6320	GROUPS MAINT/BEAUTIFICATION	10,000.00	1,590.83	10,108.20	101.08	108.20-
001-430-6331	VEHICLE OPERATIONS	9,000.00	1,279.90	7,309.11	81.21	1,690.89
001-430-6332	VEHICLE REPAIRS	12,000.00		9,400.71	78.34	2,599.29
001-430-6371	ELECTRIC/GAS UTILITIES	8,000.00		7,042.42	88.03	957.58
001-430-6373	COMMUNICATIONS (PHONE/INTERNET)	750.00	29.21	326.80	43.57	423.20
001-430-6408	PROPERTY & CASUALTY INSURANCE	51,342.00		49,895.60	97.18	1,446.40
001-430-6499	CONTRACTUAL SERVICES	7,000.00		7,275.00	103.93	275.00-
001-430-6504	MINOR EQUIPMENT PURCH	5,000.00	271.06	4,275.11	85.50	724.89
001-430-6507	OPERATING SUPPLIES	2,000.00	9.59	4,091.45	204.57	2,091.45-
001-430-6510	SPECIAL & SAFETY SUPPLIES	550.00		417.36	75.88	132.64
	PARKS TOTAL	280,329.00	15,572.85	248,108.46	88.51	32,220.54
001-431-6020	SALARIES - PART-TIME	2,750.00		3,998.00	145.38	1,248.00-
001-431-6170	UNEMPLOYMENT COMPENSATION	146.00		145.87	99.91	.13
001-431-6310	BUILDING REPAIR/MAINT	250.00				250.00
001-431-6320	PARK GROUNDS DEVELOPMENT	1,250.00	539.85	1,129.81	90.38	120.19
001-431-6331	VEHICLE OPERATIONS	750.00	159.99	444.49	59.27	305.51
001-431-6504	MINOR EQUIPMENT	300.00				300.00
001-431-6507	OPERATING SUPPLIES	100.00	24.99	48.29	48.29	51.71
	FORESTRY/GREENHOUSE TOTAL	5,546.00	724.83	5,766.46	103.98	220.46-
001-432-6320	GROUPS MAINT & REPAIR	2,750.00		19.06	.69	2,730.94
001-432-6507	OPERATING SUPPLIES	250.00		135.37	54.15	114.63
	DOG PARK TOTAL	3,000.00	.00	154.43	5.15	2,845.57
001-440-6010	SALARIES - FULL-TIME	200,501.00	15,434.54	177,360.52	88.46	23,140.48
001-440-6020	SALARIES - PART-TIME	20,000.00	1,790.76	13,713.44	68.57	6,286.56
001-440-6040	WAGES - OVERTIME	9,000.00	846.69	2,287.12	25.41	6,712.88
001-440-6143	ICMA RC - CITY SHARE	3,000.00		3,000.00	100.00	
001-440-6170	UNEMPLOYMENT COMPENSATION	748.00		747.04	99.87	.96
001-440-6184	CELL PHONE ALLOWANCES	1,800.00	150.00	1,650.00	91.67	150.00
001-440-6210	DUES & MEMBERSHIPS	350.00		890.04	254.30	540.04-
001-440-6220	EDUCATIONAL MATERIAL	100.00				100.00
001-440-6230	TRAINING IN HOUSE	250.00		310.69	124.28	60.69-
001-440-6240	MTGS/CONFERENCES/MILES	250.00		290.00	116.00	40.00-

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-440-6331	VEHICLE OPERATIONS	3,000.00		4,843.27	161.44	1,843.27-
001-440-6402	ADVERTISING	250.00		269.88	107.95	19.88-
001-440-6410	BANK FEES	25.00				25.00
001-440-6412	MEDICAL/WELLNESS EXPENSE	50.00				50.00
001-440-6414	PRINTING & PUBLISHING	2,500.00		2,375.00	95.00	125.00
001-440-6418	SALES TAX	12,500.00	1,476.14	16,605.82	132.85	4,105.82-
001-440-6499	CONTRACTUAL SERVICES	375.00				375.00
001-440-6506	OFFICE SUPPLIES	750.00	25.56	519.19	69.23	230.81
001-440-6508	POSTAGE & SHIPPING	1,250.00		1,601.18	128.09	351.18-
	RECREATION - OPERATING TOTAL	256,699.00	19,723.69	226,463.19	88.22	30,235.81
001-441-6020	SALARIES - PART-TIME	10,000.00	1,972.38	22,597.70	225.98	12,597.70-
001-441-6030	HOURLY WAGES - TEMPORARY	1,750.00				1,750.00
001-441-6170	UNEMPLOYMENT COMPENSATION	227.00		226.09	99.60	.91
001-441-6310	BUILDING MAINT & REPAIR	5,000.00	214.25	5,558.04	111.16	558.04-
001-441-6320	GROUPS MAINT & REPAIR	400.00		2,053.61	513.40	1,653.61-
001-441-6350	OPERATIONAL EQUIPMENT REPAIR	1,500.00				1,500.00
001-441-6371	ELECTRIC/GAS UTILITIES	16,250.00		12,196.18	75.05	4,053.82
001-441-6373	COMMUNICATIONS (PHONE/INTERNET)	1,100.00		954.50	86.77	145.50
001-441-6402	ADVERTISING	250.00				250.00
001-441-6409	JANITORIAL	1,950.00	262.50	2,557.50	131.15	607.50-
001-441-6494	CONTRACT-TAE KWON DO INSTRUCTO	2,500.00		2,898.80	115.95	398.80-
001-441-6495	CONTRACT-CAMP/CLINIC PAY	1,250.00		1,200.00	96.00	50.00
001-441-6496	CONTRACT-ADULT FITNESS INSTRU	2,000.00		1,587.68	79.38	412.32
001-441-6498	REFUNDS	50.00		667.50	1,335.00	617.50-
001-441-6503	CONCESSIONS SUPPLIES	2,000.00		1,126.95	56.35	873.05
001-441-6504	MINOR EQUIPMENT	1,500.00		2,824.37	188.29	1,324.37-
001-441-6507	OPERATING SUPPLIES	2,000.00		1,165.78	58.29	834.22
	RECREATION - RIVER'S EDGE TOTA	49,727.00	2,449.13	57,614.70	115.86	7,887.70-
001-442-6493	CONTRACT-LITTLE LEAGUE UMPIRE	10,000.00		14,915.00	149.15	4,915.00-
001-442-6496	CONTRACT-ADULT FITNESS INSTRU	2,000.00		1,409.62	70.48	590.38
001-442-6505	RECREATIONAL EQUIPMENT	7,500.00		9,290.52	123.87	1,790.52-
001-442-6507	OPERATING SUPPLIES - LITTLE LE	75,000.00		92,459.01	123.28	17,459.01-
001-442-6512	OPERATING SUPPLIES - BASKETBAL	2,750.00		2,334.05	84.87	415.95
001-442-6514	OPERATING SUPPLIES - FOOTBALL	4,950.00		8,319.05	168.06	3,369.05-
001-442-6515	OPERATING SUPPLIES - SOCCER	250.00		579.30	231.72	329.30-
001-442-6516	OPERATING SUPPLIES - ADULT EVE	100.00				100.00
001-442-6598	REFUNDS	350.00				350.00
001-442-6599	AWARDS & TROPHIES	2,500.00	900.00	1,381.56	55.26	1,118.44
	RECREATION - OUTDOOR TOTAL	105,400.00	900.00	130,688.11	123.99	25,288.11-
001-443-6020	SALARIES - PART-TIME	26,500.00	2,333.50	33,195.41	125.27	6,695.41-
001-443-6030	HOURLY WAGES - TEMPORARY	500.00		3,622.50	724.50	3,122.50-
001-443-6040	WAGES - OVERTIME			128.25		128.25-

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-443-6170	UNEMPLOYMENT COMPENSATION	424.00		424.19	100.04	.19-
001-443-6310	BUILDING MAINT & REPAIR	6,500.00	277.61	4,808.25	73.97	1,691.75
001-443-6320	GROUNDS MAINT & REPAIR	700.00		184.29	26.33	515.71
001-443-6350	OPERATIONAL EQUIPMENT REPAIR	4,250.00		945.00	22.24	3,305.00
001-443-6371	ELECTRIC/GAS UTILITIES	25,000.00	486.07	19,902.41	79.61	5,097.59
001-443-6373	COMMUNICATIONS (PHONE/INTERNET	1,800.00		1,523.10	84.62	276.90
001-443-6409	JANITORIAL	28,000.00	2,250.00	24,750.00	88.39	3,250.00
001-443-6499	CONTRACTUAL SERVICES	3,250.00	167.64	2,403.98	73.97	846.02
001-443-6503	CONCESSIONS SUPPLIES	7,500.00		6,338.53	84.51	1,161.47
001-443-6506	OFFICE SUPPLIES	1,000.00	110.32	1,449.54	144.95	449.54-
001-443-6507	OPERATING SUPPLIES	2,000.00		3,708.36	185.42	1,708.36-
001-443-6510	SAFETY SUPPLIES	500.00		123.23	24.65	376.77
001-443-6598	REFUNDS	250.00		25.00	10.00	225.00
	RECREATION - FALCON CIVIC TOTA	108,174.00	5,625.14	103,532.04	95.71	4,641.96
001-444-6030	HOURLY WAGES - TEMPORARY	90,000.00	1,016.00	46,870.37	52.08	43,129.63
001-444-6170	UNEMPLOYMENT COMPENSATION	1,590.00		1,589.92	99.99	.08
001-444-6210	SWIM TEAM MEMBERSHIP DUES	150.00				150.00
001-444-6310	BUILDING MAINT & REPAIR	7,000.00	17.82	565.82	8.08	6,434.18
001-444-6320	GROUNDS MAINT & REPAIR	2,500.00	30.27	129.45	5.18	2,370.55
001-444-6371	ELECTRIC/GAS UTILITIES	24,500.00		14,086.69	57.50	10,413.31
001-444-6372	GARBAGE/RECYCLING	3,500.00		3,638.46	103.96	138.46-
001-444-6373	COMMUNICATIONS (PHONE/INTERNET	200.00		21.00	10.50	179.00
001-444-6413	PAYMENTS TO OTHER AGENCIES	600.00		523.00	87.17	77.00
001-444-6499	CONTRACT-COACHES & INSTRUCTORS	4,000.00		4,150.00	103.75	150.00-
001-444-6501	CHEMICALS	17,000.00		15,056.55	88.57	1,943.45
001-444-6503	CONCESSIONS SUPPLIES	30,000.00		19,332.09	64.44	10,667.91
001-444-6507	OPERATING SUPPLIES	4,000.00		5,492.71	137.32	1,492.71-
001-444-6598	REFUNDS	200.00	35.00	105.00	52.50	95.00
001-444-6599	AWARDS & TROPHIES	750.00				750.00
	RECREATION - SWIMMING POO TOTA	185,990.00	1,099.09	111,561.06	59.98	74,428.94
001-445-6310	BUILDING MAINT & REPAIR	1,750.00	299.66	3,309.16	189.09	1,559.16-
001-445-6320	GROUNDS MAINT & REPAIR	2,300.00	88.73	748.47	32.54	1,551.53
001-445-6371	ELECTRIC/GAS UTILITIES	26,000.00		28,248.77	108.65	2,248.77-
001-445-6372	GARBAGE/RECYCLING	7,000.00	591.12	8,083.99	115.49	1,083.99-
001-445-6373	COMMUNICATIONS (PHONE/INTERNET	2,500.00	29.21	629.98	25.20	1,870.02
001-445-6499	CONTRACT-RV HOST	2,500.00	900.00	3,600.00	144.00	1,100.00-
001-445-6503	CONCESSIONS SUPPLIES	50.00				50.00
001-445-6506	OFFICE SUPPLIES	250.00		177.33	70.93	72.67
001-445-6598	REFUNDS	200.00				200.00
	RECREATION - RV PARK TOTAL	42,550.00	1,908.72	44,797.70	105.28	2,247.70-
001-446-6020	SALARIES - PART-TIME	20,000.00	2,590.52	11,056.36	55.28	8,943.64
001-446-6030	HOURLY WAGES - TEMPORARY	16,000.00	743.63	5,597.75	34.99	10,402.25

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-446-6040	WAGES - OVERTIME	1,000.00		46.31	4.63	953.69
001-446-6143	ICMA RC - CITY SHARE	3.00		2.40	80.00	.60
001-446-6170	UNEMPLOYMENT COMPENSATION	261.00		261.26	100.10	.26-
001-446-6310	BUILDING MAINT & REPAIR	3,500.00		3,289.30	93.98	210.70
001-446-6320	GROUPS MAINT & REPAIR	6,500.00	21.28	11,778.61	181.21	5,278.61-
001-446-6331	VEHICLE OPERATIONS	1,750.00		257.90	14.74	1,492.10
001-446-6371	ELECTRIC/GAS UTILITIES	3,000.00		3,361.91	112.06	361.91-
001-446-6372	GARBAGE/RECYCLING	3,000.00	403.29	5,125.92	170.86	2,125.92-
001-446-6373	COMMUNICATIONS (PHONE/INTERNET)	500.00				500.00
001-446-6499	CONTRACT-TOURNAMENT UMPIRES	27,500.00	3,735.00	12,495.00	45.44	15,005.00
001-446-6503	MERCHANDISE FOR RESALE	47,500.00	1,149.40	31,715.58	66.77	15,784.42
001-446-6504	MINOR EQUIPMENT	2,500.00		929.00	37.16	1,571.00
001-446-6507	OPERATING SUPPLIES	5,000.00	409.44	1,738.48	34.77	3,261.52
001-446-6511	ADULT SOFTBALL	500.00		400.00	80.00	100.00
001-446-6598	REFUNDS	200.00				200.00
	RECREATION - COMPLEX TOTAL	138,714.00	9,052.56	88,055.78	63.48	50,658.22
001-450-6030	HOURLY WAGES - TEMPORARY	3,500.00	1,185.75	6,582.00	188.06	3,082.00-
001-450-6170	UNEMPLOYMENT COMPENSATION	151.00		151.76	100.50	.76-
001-450-6310	BUILDING MAINT & REPAIR	500.00				500.00
001-450-6320	GROUPS MAINT & REPAIR	1,250.00	128.39	833.39	66.67	416.61
001-450-6331	VEHICLE OPERATIONS	500.00	159.99	1,236.34	247.27	736.34-
001-450-6371	ELECTRIC/GAS UTILITIES	200.00				200.00
001-450-6499	OTHER CONTRACTUAL SERV	1,000.00		1,688.94	168.89	688.94-
001-450-6504	MINOR EQUIPMENT	200.00				200.00
001-450-6507	OPERATING SUPPLIES	50.00		1,110.00	2,220.00	1,060.00-
	CEMETERY TOTAL	7,351.00	1,474.13	11,602.43	157.83	4,251.43-
	TOTAL EXPENSES	1,183,480.00	58,530.14	1,028,344.36	86.89	155,135.64
	GENERAL FUND TOTAL	718,914.00-	39,922.87-	431,740.46-	60.05	287,173.54-
043-446-4300	INTEREST			1,153.42		1,153.42-
	RECREATION - COMPLEX TOTAL	.00	.00	1,153.42	.00	1,153.42-
	TOTAL REVENUE	.00	.00	1,153.42	.00	1,153.42-
	PARKS REPLACEMENT FUND TOTAL	.00	.00	1,153.42	.00	1,153.42-

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
112-430-6110	FICA - CITY CONTRIBUTION	12,872.00	911.14	10,609.97	82.43	2,262.03
112-430-6130	IPERS - CITY/PAKRS	15,884.00		11,447.10	72.07	4,436.90
112-430-6131	WORK COMP/PARKS	4,303.00		2,170.23	50.44	2,132.77
112-430-6150	GROUP INSURANCE BEN/PARKS	33,471.00		26,228.74	78.36	7,242.26
112-430-6154	EMPLOYEE SELF-FUND INS BEN/PAR	21,674.00	103.71	19,283.78	88.97	2,390.22
	PARKS TOTAL	88,204.00	1,014.85	69,739.82	79.07	18,464.18
112-431-6110	FICA - FORESTRY	211.00		305.84	144.95	94.84-
112-431-6130	IPERS - CITY/FORESTRY	260.00				260.00
	FORESTRY/GREENHOUSE TOTAL	471.00	.00	305.84	64.93	165.16
112-440-6110	FICA - CITY/REC	17,557.00	1,333.45	14,291.69	81.40	3,265.31
112-440-6130	IPERS - CITY/REC	21,665.00		16,358.80	75.51	5,306.20
112-440-6131	WORK COMP/REC	152.00		46.65	30.69	105.35
112-440-6150	GROUP INSURANCE BEN/REC	40,972.00		32,281.30	78.79	8,690.70
112-440-6154	EMPLOYEE SELF-FUND INS BEN/REC	36,272.00	733.10	19,770.90	54.51	16,501.10
	RECREATION - OPERATING TOTAL	116,618.00	2,066.55	82,749.34	70.96	33,868.66
112-441-6110	FICA - CITY/RIV EDGE	899.00	150.88	1,728.70	192.29	829.70-
112-441-6130	IPERS - CITY/RIV EDGE	1,110.00		1,375.08	123.88	265.08-
	RECREATION - RIVER'S EDGE TOTA	2,009.00	150.88	3,103.78	154.49	1,094.78-
112-443-6110	FICA - CITY/FCC	2,066.00	178.52	2,826.44	136.81	760.44-
112-443-6130	IPERS - CITY/FCC	2,549.00		1,193.79	46.83	1,355.21
	RECREATION - FALCON CIVIC TOTA	4,615.00	178.52	4,020.23	87.11	594.77
112-444-6110	FICA - CITY/POOL	6,885.00	77.72	3,585.50	52.08	3,299.50
112-444-6131	WORK COMP/POOL	624.00		739.43	118.50	115.43-
	RECREATION - SWIMMING POO TOTA	7,509.00	77.72	4,324.93	57.60	3,184.07
112-446-6110	FICA - CITY/COMPLEX	2,831.00	255.06	1,277.45	45.12	1,553.55
112-446-6130	IPERS - CITY/COMPLEX	3,493.00		414.64	11.87	3,078.36
112-446-6150	GROUP INSURANCE BEN/COMPLEX			34.73		34.73-
	RECREATION - COMPLEX TOTAL	6,324.00	255.06	1,726.82	27.31	4,597.18
112-450-6110	FICA - CITY/CEMETERY	268.00	90.71	503.55	187.89	235.55-
112-450-6130	IPERS - CITY/CEMETERY	331.00		84.25	25.45	246.75

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	CEMTERY TOTAL	599.00	90.71	587.80	98.13	11.20
	TOTAL EXPENSES	226,349.00	3,834.29	166,558.56	73.58	59,790.44
	EMPLOYEE BENEFITS TOTAL	226,349.00	3,834.29	166,558.56	73.58	59,790.44
304-446-4705	DONATIONS-COMPLEX TURF	47,950.00		56,623.00	118.09	8,673.00-
	RECREATION - COMPLEX TOTAL	47,950.00	.00	56,623.00	118.09	8,673.00-
	TOTAL REVENUE	47,950.00	.00	56,623.00	118.09	8,673.00-
304-446-6499	CONTRACTUAL-COMPLEX TURF PROJ	47,950.00		76,684.25	159.93	28,734.25-
	RECREATION - COMPLEX TOTAL	47,950.00	.00	76,684.25	159.93	28,734.25-
	TOTAL EXPENSES	47,950.00	.00	76,684.25	159.93	28,734.25-
	PARKS & REC PROJECTS TOTAL	.00	.00	20,061.25-	.00	20,061.25
323-430-6727	PARKS-CAP OUTLAY/EQUIPMENT	76,114.00		76,113.32	100.00	.68
	PARKS TOTAL	76,114.00	.00	76,113.32	100.00	.68
323-441-6727	RIVERS EDGE-CAP OUTLAY/EQUIP	25,000.00				25,000.00
	RECREATION - RIVER'S EDGE TOTA	25,000.00	.00	.00	.00	25,000.00
323-443-6727	FCC-CAP OUTLAY/EQUIPMENT	10,000.00		19,379.78	193.80	9,379.78-
	RECREATION - FALCON CIVIC TOTA	10,000.00	.00	19,379.78	193.80	9,379.78-
323-444-6727	POOL-CAP OUTLAY/EQUIPMENT	50,000.00		55,902.74	111.81	5,902.74-
	RECREATION - SWIMMING POO TOTA	50,000.00	.00	55,902.74	111.81	5,902.74-

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
323-446-6727	COMPLEX-CAP OUTLAY/EQUIPMENT	47,000.00		12,967.40	27.59	34,032.60
	RECREATION - COMPLEX TOTAL	47,000.00	.00	12,967.40	27.59	34,032.60
		-----	-----	-----	-----	-----
	TOTAL EXPENSES	208,114.00	.00	164,363.24	78.98	43,750.76
		=====	=====	=====	=====	=====
	CAP OUTLAY SAVINGS/LOST TOTAL	208,114.00-	.00	164,363.24-	78.98	43,750.76-
		=====	=====	=====	=====	=====
		=====	=====	=====	=====	=====
	PARK & REC TOTAL (REV - EXP)	1,153,377.00-	43,757.16-	781,570.09-	67.76	371,806.91-
		=====	=====	=====	=====	=====



REVENUES AND EXPENSES TO DATE – *INFORMATION ONLY*

Police Department Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-110-4190	MISC LICENSES & PERMITS	400.00	175.00	1,000.00	250.00	600.00-
001-110-4300	INTEREST			257.61		257.61-
001-110-4440	STATE GRANTS	3,690.00		3,690.33	100.01	.33-
001-110-4550	ACCIDENT REPORTS - POLICE	500.00	40.00	660.00	132.00	160.00-
001-110-4551	POLICE SERVICE FEES	200.00		70.00	35.00	130.00
001-110-4700	PUBLIC SOURCE CONTRIB	2,000.00		7,320.00	366.00	5,320.00-
001-110-4705	DONATIONS K9 ONLY	44,437.00		48,437.92	109.00	4,000.92-
001-110-4711	REIMBURSEMENT	5,489.00		5,489.08	100.00	.08-
001-110-4715	REFUNDS	6,801.00		6,801.59	100.01	.59-
001-110-4720	INSURANCE SETTLEMENTS	250.00				250.00
001-110-4765	SPEEDING CITATIONS	150,000.00		46,992.76	31.33	103,007.24
001-110-4770	COURT FINES	2,500.00	625.09	3,751.26	150.05	1,251.26-
001-110-4775	PARKING VIOLATION FEES	1,000.00		627.50	62.75	372.50
	POLICE TOTAL	217,267.00	840.09	125,098.05	57.58	92,168.95
	TOTAL REVENUE	217,267.00	840.09	125,098.05	57.58	92,168.95
001-110-6010	SALARIES - FULL-TIME	947,204.00	63,453.28	779,978.48	82.35	167,225.52
001-110-6020	SALARIES - PART-TIME	4,500.00	156.23	3,428.80	76.20	1,071.20
001-110-6040	WAGES - OVERTIME	21,000.00	4,911.95	47,530.71	226.34	26,530.71-
001-110-6050	WAGES - RESERVE OFFICERS	4.00		2.00	50.00	2.00
001-110-6143	ICMA RC - CITY SHARE	13,000.00	1,130.92	10,485.47	80.66	2,514.53
001-110-6170	UNEMPLOYMENT COMPENSATION	1,242.00		1,382.04	111.28	140.04-
001-110-6181	ALLOWANCES - UNIFORM	9,000.00	489.29	10,403.68	115.60	1,403.68-
001-110-6184	CELL PHONE ALLOWANCES	600.00	50.00	550.00	91.67	50.00
001-110-6210	DUES & MEMBERSHIPS	2,000.00		1,041.00	52.05	959.00
001-110-6230	TRAINING IN HOUSE	8,500.00		2,704.81	31.82	5,795.19
001-110-6240	MTNS/CONFERENCES/MILES	6,000.00		7,245.95	120.77	1,245.95-
001-110-6331	VEHICLE OPERATIONS	26,500.00	327.31	21,729.49	82.00	4,770.51
001-110-6332	VEHICLE REPAIRS	10,000.00	1,787.01	10,821.64	108.22	821.64-
001-110-6350	OPERATIONAL EQUIPMENT REPAIR	2,000.00		579.44	28.97	1,420.56
001-110-6371	ELECTRIC/GAS UTILITIES	11,000.00		8,373.83	76.13	2,626.17
001-110-6373	COMMUNICATIONS (PHONE/INTERNET	12,750.00	548.37	10,382.56	81.43	2,367.44
001-110-6399	OTHER MAINTENANCE/REPAIR	1,000.00	95.00	1,665.13	166.51	665.13-
001-110-6402	ADVERTISING/CRIME PREVENTION	500.00		1,385.93	277.19	885.93-
001-110-6408	PROPERTY & CASUALTY INSURANCE	30,880.00		21,671.37	70.18	9,208.63
001-110-6409	JANITORIAL	2,650.00	136.70	2,247.16	84.80	402.84
001-110-6412	MEDICAL/WEELLNESS EXPENSE	1,000.00		814.00	81.40	186.00
001-110-6413	DISPATCHING/COURT/SUBPOENA FEE	172,000.00		168,761.46	98.12	3,238.54
001-110-6506	OFFICE SUPPLIES	3,000.00	67.00	6,341.89	211.40	3,341.89-
001-110-6507	OPERATING SUPPLIES	16,900.00	1,517.57	21,877.19	129.45	4,977.19-
001-110-6510	SAFETY SUPPLIES	600.00		839.44	139.91	239.44-
001-110-6516	POLICE CANINE PURCHASES	8,000.00		7,832.58	97.91	167.42
	POLICE TOTAL	1,311,830.00	74,670.63	1,150,076.05	87.67	161,753.95

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	TOTAL EXPENSES	1,311,830.00	74,670.63	1,150,076.05	87.67	161,753.95
	GENERAL FUND TOTAL	=====	=====	=====	=====	=====
		1,094,563.00-	73,830.54-	1,024,978.00-	93.64	69,585.00-
		=====	=====	=====	=====	=====
112-110-6110	FICA - CITY/POLICE	74,413.00	5,057.13	61,497.08	82.64	12,915.92
112-110-6130	IPERS - CITY/POLICE	93,808.00		69,577.15	74.17	24,230.85
112-110-6131	WORK COMP/POLICE	14,995.00		186.60	1.24	14,808.40
112-110-6150	GROUP INSURANCE BEN/POLICE	170,841.00		138,240.92	80.92	32,600.08
112-110-6154	EMPLOYEE SELF-FUND INS BEN/POL	109,714.00	5,293.89	57,394.67	52.31	52,319.33
	POLICE TOTAL	-----	-----	-----	-----	-----
		463,771.00	10,351.02	326,896.42	70.49	136,874.58
	TOTAL EXPENSES	-----	-----	-----	-----	-----
		463,771.00	10,351.02	326,896.42	70.49	136,874.58
	EMPLOYEE BENEFITS TOTAL	=====	=====	=====	=====	=====
		463,771.00	10,351.02	326,896.42	70.49	136,874.58
		=====	=====	=====	=====	=====
323-110-6710	POLICE-CAP OUTLAY/VEHICLES	60,000.00		48,658.57	81.10	11,341.43
323-110-6727	POLICE-CAP OUTLAY/EQUIPMENT	19,620.00		19,879.75	101.32	259.75-
	POLICE TOTAL	-----	-----	-----	-----	-----
		79,620.00	.00	68,538.32	86.08	11,081.68
	TOTAL EXPENSES	-----	-----	-----	-----	-----
		79,620.00	.00	68,538.32	86.08	11,081.68
	CAP OUTLAY SAVINGS/LOST TOTAL	=====	=====	=====	=====	=====
		79,620.00-	.00	68,538.32-	86.08	11,081.68-
		=====	=====	=====	=====	=====
	POLICE TOTAL (REV LESS EXP)	=====	=====	=====	=====	=====
		1,637,954.00-	84,181.56-	1,420,412.74-	86.72	217,541.26-
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**REVENUES AND EXPENSES TO
DATE – *INFORMATION ONLY***

Storm Water Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
740-865-4550	STORM WATER CHARGES	160,000.00	8,905.52	145,547.94	90.97	14,452.06
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	STORM WATER TOTAL	160,000.00	8,905.52	145,547.94	90.97	14,452.06
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	TOTAL REVENUE	160,000.00	8,905.52	145,547.94	90.97	14,452.06
740-865-6010	SALARIES - FULL-TIME	13,499.00	135.00	863.07	6.39	12,635.93
740-865-6040	WAGES - OVERTIME	2,500.00				2,500.00
740-865-6110	FICA-CITY/STORM WATER	1,224.00	10.19	63.62	5.20	1,160.38
740-865-6130	IPERS-CITY/STORM WATER	1,511.00		55.17	3.65	1,455.83
740-865-6131	WORKERS COMP/STORM WATER	381.00				381.00
740-865-6143	ICMA RC - CITY SHARE		2.50	13.37		13.37-
740-865-6150	GROUP INSURANCE/STORM WATER	23.00		364.44	1,584.52	341.44-
740-865-6240	MTGS/CONFERENCES/MILES	1,500.00				1,500.00
740-865-6320	GROUPS MAINT & REPAIR	60,000.00	1,046.56	12,624.98	21.04	47,375.02
740-865-6407	ENGINEERING	10,000.00				10,000.00
740-865-6413	PAYMENTS - OTHER AGENCIES	5,000.00		5,000.00	100.00	
740-865-6499	OTHER CONTRACTUAL SERV	60,000.00		2,050.93	3.42	57,949.07
740-865-6790	NEW INFRASTRUCTURE	145,000.00				145,000.00
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	STORM WATER TOTAL	300,638.00	1,194.25	21,035.58	7.00	279,602.42
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	TOTAL EXPENSES	300,638.00	1,194.25	21,035.58	7.00	279,602.42
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	STORM WATER DEPT TOTAL	140,638.00-	7,711.27	124,512.36	88.53-	265,150.36-
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	STORM WATER (REV LESS EXP)	140,638.00-	7,711.27	124,512.36	88.53-	265,150.36-
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**REVENUES AND EXPENSES TO
DATE – *INFORMATION ONLY***

Street Department Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
001-210-4428	IDOT HWY 150 MAINT CONTRACT	8,321.00		8,321.30	100.00	.30-
001-210-4710	REIMBURSEMENTS	4,615.00		5,651.23	122.45	1,036.23-
001-210-4720	INSURANCE SETTLEMENTS			4,545.00		4,545.00-
001-210-4745	SALE OF SALVAGE	400.00	70.50	870.60	217.65	470.60-
	ROADS, BRIDGES, SIDEWALKS TOTA	13,336.00	70.50	19,388.13	145.38	6,052.13-
	TOTAL REVENUE	13,336.00	70.50	19,388.13	145.38	6,052.13-
001-210-6350	OPERATIONAL EQUIP REPAIR	1,202.00		1,201.64	99.97	.36
001-210-6408	PROPERTY/CASUALTY INS	24,151.00		22,710.15	94.03	1,440.85
001-210-6499	OTHER CONTRACTUAL SERV	10,000.00				10,000.00
	ROADS, BRIDGES, SIDEWALKS TOTA	35,353.00	.00	23,911.79	67.64	11,441.21
	TOTAL EXPENSES	35,353.00	.00	23,911.79	67.64	11,441.21
	GENERAL FUND TOTAL	22,017.00-	70.50	4,523.66-	20.55	17,493.34-
012-210-4300	INTEREST			3.04		3.04-
	ROADS, BRIDGES, SIDEWALKS TOTA	.00	.00	3.04	.00	3.04-
	TOTAL REVENUE	.00	.00	3.04	.00	3.04-
	STREET REPLACEMENT FUND TOTAL	.00	.00	3.04	.00	3.04-
110-210-4430	ROAD USE TAXES	788,320.00	68,275.76	766,369.17	97.22	21,950.83
	ROADS, BRIDGES, SIDEWALKS TOTA	788,320.00	68,275.76	766,369.17	97.22	21,950.83
	TOTAL REVENUE	788,320.00	68,275.76	766,369.17	97.22	21,950.83
110-210-6010	SALARIES - FULL TIME	316,161.00	20,563.68	225,223.56	71.24	90,937.44
110-210-6030	HOURLY WAGES - TEMPORARY	3,000.00		2,489.00	82.97	511.00
110-210-6040	WAGES - OVERTIME	4,700.00		1,936.17	41.20	2,763.83
110-210-6143	ICMA RC - CITY SHARE	5,750.00	340.25	4,107.08	71.43	1,642.92

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
110-210-6170	UNEMPLOYMENT COMPENSATION	1,602.00		1,601.22	99.95	.78
110-210-6181	ALLOWANCES - UNIFORM	3,500.00		696.16	19.89	2,803.84
110-210-6184	CELL PHONE ALLOWANCES	750.00	62.50	687.50	91.67	62.50
110-210-6210	DUES & MEMBERSHIPS	300.00		124.00	41.33	176.00
110-210-6220	EDUCATIONAL MATERIAL	100.00				100.00
110-210-6230	TRAINING IN HOUSE	1,000.00		20.23	2.02	979.77
110-210-6240	MTGS/CONFERENCES/MILES	1,500.00		45.00	3.00	1,455.00
110-210-6310	BUILDING MAINT & REPAIR	7,500.00	49.55	4,380.91	58.41	3,119.09
110-210-6320	GROUPS MAINT & REPAIR	1,000.00		62.79	6.28	937.21
110-210-6331	VEHICLE OPERATIONS	25,000.00	3,509.68	16,798.79	67.20	8,201.21
110-210-6332	VEHICLE REPAIRS	20,000.00	238.37	6,149.25	30.75	13,850.75
110-210-6371	ELECTRIC/GAS UTILITIES	45,000.00		32,549.19	72.33	12,450.81
110-210-6373	COMMUNICATIONS (PHONE/INTERNET	1,560.00		1,152.95	73.91	407.05
110-210-6399	OTHER MAINTENANCE/REPAIR	5,000.00	195.30	2,123.69	42.47	2,876.31
110-210-6412	MEDICAL/WELLNESS EXPENSE	1,000.00	44.00	503.64	50.36	496.36
110-210-6415	RENTAL & LEASES ON EQUIPMENT	400.00		427.50	106.88	27.50-
110-210-6417	STREET MAINT/DUST CONTROL	7,500.00		5,190.20	69.20	2,309.80
110-210-6499	CONTRACTUAL SERVICES	10,000.00				10,000.00
110-210-6504	MINOR EQUIPMENT	12,500.00		1,681.91	13.46	10,818.09
110-210-6506	OFFICE SUPPLIES	5,000.00		4,319.47	86.39	680.53
110-210-6507	OPERATING SUPPLIES	10,000.00	208.42	4,813.67	48.14	5,186.33
110-210-6510	SPECIAL & SAFETY EQUIPMENT	2,500.00		3,099.47	123.98	599.47-
110-210-6511	IRON-STEEL-OTHER METAL GOODS	2,500.00		517.26	20.69	1,982.74
110-210-6727	CAPITAL EQUIPMENT			18,722.96		18,722.96-
110-210-6761	STREETS - RESURFACING/REPAIR	110,000.00	11,025.00	49,195.22	44.72	60,804.78
	ROADS, BRIDGES, SIDEWALKS TOTA	604,823.00	36,236.75	388,618.79	64.25	216,204.21
110-230-6350	OPERATIONAL EQUIPMENT REPAIR	5,000.00				5,000.00
110-230-6371	ELECTRIC/GAS UTILITIES	26,000.00		19,953.90	76.75	6,046.10
110-230-6499	CONTRACT REPAIR-ELECTRIC	6,000.00		748.49	12.47	5,251.51
	STREET LIGHTING TOTAL	37,000.00	.00	20,702.39	55.95	16,297.61
110-240-6499	CONTRACT REPAIR-ELECTRIC	4,000.00		131.49	3.29	3,868.51
110-240-6507	OPERATING SUPPLIES			430.00		430.00-
110-240-6509	POSTS & SIGNS	5,000.00		764.55	15.29	4,235.45
	TRAFFIC CONTROL & SAFETY TOTA	9,000.00	.00	1,326.04	14.73	7,673.96
110-250-6010	SALARIES - FULL-TIME			5,714.11		5,714.11-
110-250-6040	WAGES - OVERTIME	10,631.00		1,953.96	18.38	8,677.04
110-250-6143	ICMA RC - CITY SHARE			118.79		118.79-
110-250-6331	VEHICLE OPERATIONS	10,000.00		6,260.83	62.61	3,739.17
110-250-6332	VEHICLE REPAIRS	20,000.00		14,694.46	73.47	5,305.54
110-250-6510	SNOW AND ICE CONTROL MATERIALS	35,000.00		26,519.70	75.77	8,480.30
	SNOW REMOVAL TOTAL	75,631.00	.00	55,261.85	73.07	20,369.15

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
110-270-6010	SALARIES - FULL-TIME		1,215.00	10,671.75		10,671.75-
110-270-6143	ICMA RC - CITY SHARE		22.50	192.03		192.03-
110-270-6331	VEHICLE OPERATIONS	2,500.00				2,500.00
110-270-6332	VEHICLE REPAIRS	7,500.00		657.99	8.77	6,842.01
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	STREET CLEANING TOTAL	10,000.00	1,237.50	11,521.77	115.22	1,521.77-
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	TOTAL EXPENSES	736,454.00	37,474.25	477,430.84	64.83	259,023.16
		=====	=====	=====	=====	=====
	STREETS DEPT - ROAD USE T TOTA	51,866.00	30,801.51	288,938.33	557.09	237,072.33-
		=====	=====	=====	=====	=====
112-210-6110	FICA - CITY/STREETS	24,776.00	1,512.56	17,681.15	71.36	7,094.85
112-210-6130	IPERS - CITY/STREETS	28,984.00		19,096.71	65.89	9,887.29
112-210-6131	WORK COMP/STREETS	10,738.00		1,742.35-	16.23-	12,480.35
112-210-6142	PENSION - CITY MANAGER	1,589.00	118.94	1,370.43	86.24	218.57
112-210-6150	GROUP INSURANCE BEN/STREETS	65,831.00	4.09	42,871.27	65.12	22,959.73
112-210-6154	EMPLOYEE SELF-FUND INS BEN/STR	26,334.00	175.56	7,735.69	29.38	18,598.31
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	ROADS, BRIDGES, SIDEWALKS TOTA	158,252.00	1,811.15	87,012.90	54.98	71,239.10
112-250-6110	FICA - CITY/SNOW			567.17		567.17-
112-250-6130	IPERS - CITY/SNOW			723.86		723.86-
112-250-6131	WORK COMP/SNOW			42.81-		42.81
112-250-6150	GROUP INSURANCE BEN/SNOW			1,306.68		1,306.68-
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	SNOW REMOVAL TOTAL	.00	.00	2,554.90	.00	2,554.90-
112-270-6110	FICA - CITY/ST CLEAN		91.69	764.80		764.80-
112-270-6130	IPERS - CITY/ST CLEAN			892.71		892.71-
112-270-6150	GROUP INSURANCE/ST CLEAN			3,054.31		3,054.31-
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	STREET CLEANING TOTAL	.00	91.69	4,711.82	.00	4,711.82-
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	TOTAL EXPENSES	158,252.00	1,902.84	94,279.62	59.58	63,972.38
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	EMPLOYEE BENEFITS TOTAL	158,252.00	1,902.84	94,279.62	59.58	63,972.38
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BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	STREETS TOTAL (REV LESS EXP)	128,403.00-	28,969.17	190,138.09	148.08-	318,541.09-
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**REVENUES AND EXPENSES TO
DATE – *INFORMATION ONLY***

Utilities Department Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
610-815-4310	SEWER RENTAL	1,550,000.00	108,331.41	1,507,815.88	97.28	42,184.12
610-815-4311	WWTP FARM LEASE	6,210.00		6,210.00	100.00	
610-815-4500	SEWER - WAPSIE VALLEY CREAMERY	675,000.00		555,036.33	82.23	119,963.67
610-815-4501	SEWER - MENTAL HEALTH INSTITUT	15,000.00	161.99	19,453.00	129.69	4,453.00-
610-815-4502	SEWER - INDEP FOODS LLC	125,000.00		63,652.09	50.92	61,347.91
610-815-4503	SEWER - BUCH CTY LANDFILL	1,000.00		1,172.22	117.22	172.22-
610-815-4504	SEWER - GEATER MACHINING & MFG	2,700.00		2,640.00	97.78	60.00
610-815-4505	SEWER - PRIES ALUMINUM & MFG	1,300.00	20.00	330.00	25.38	970.00
610-815-4710	REIMBURSEMENTS	2,076,914.00		2,077,295.68	100.02	381.68-
	SEWER/SEWAGE DISPOSAL TOTAL	4,453,124.00	108,513.40	4,233,605.20	95.07	219,518.80
	TOTAL REVENUE	4,453,124.00	108,513.40	4,233,605.20	95.07	219,518.80
610-815-6010	SALARIES - FULL-TIME	231,676.00	17,836.79	163,493.35	70.57	68,182.65
610-815-6040	WAGES - OVERTIME	7,087.00	1,002.77	5,990.82	84.53	1,096.18
610-815-6110	FICA - CITY/WW	18,266.00	1,408.46	12,579.30	68.87	5,686.70
610-815-6130	IPERS - CITY/WW	20,951.00		14,087.91	67.24	6,863.09
610-815-6131	WORK COMP/WW	4,563.00		1,314.24-	28.80-	5,877.24
610-815-6142	PENSION - CITY MANAGER	1,589.00	118.94	1,370.43	86.24	218.57
610-815-6143	ICMA RC - CITY SHARE	4,417.00	341.84	3,570.06	80.83	846.94
610-815-6150	GROUP INSURANCE BEN/WW	48,099.00	4.09	24,572.80	51.09	23,526.20
610-815-6170	UNEMPLOYMENT COMPENSATION	774.00		773.65	99.95	.35
610-815-6181	ALLOWANCES - UNIFORM	1,250.00		526.44	42.12	723.56
610-815-6184	ALLOWANCES - CELL PHONE	350.00	29.16	320.80	91.66	29.20
610-815-6210	DUES & MEMBERSHIPS	4,000.00	103.29	1,945.12	48.63	2,054.88
610-815-6220	EDUCATIONAL MATERIAL	500.00				500.00
610-815-6230	TRAINING IN HOUSE	500.00		36.75	7.35	463.25
610-815-6240	MTGS/CONFERENCES/MILES	5,000.00	120.00	4,109.57	82.19	890.43
610-815-6310	BUILDING MAINT & REPAIR	4,000.00		183.28	4.58	3,816.72
610-815-6320	GROUPS MAINT & REPAIR	6,000.00		4,544.46	75.74	1,455.54
610-815-6331	VEHICLE OPERATIONS	3,500.00	133.24	1,717.68	49.08	1,782.32
610-815-6332	VEHICLE REPAIRS	1,000.00		141.78	14.18	858.22
610-815-6350	OPERATIONAL EQUIPMENT REPAIR	60,000.00		36,504.49	60.84	23,495.51
610-815-6371	ELECTRIC/GAS UTILITIES	160,000.00		98,641.75	61.65	61,358.25
610-815-6372	GARBAGE/RECYCLING	2,000.00		1,327.24	66.36	672.76
610-815-6373	COMMUNICATIONS (PHONE/INTERNET	1,900.00	10.39	1,700.97	89.52	199.03
610-815-6408	PROPERTY & CASUALTY INSURANCE	67,669.00		70,946.64	104.84	3,277.64-
610-815-6409	JANITORIAL	1,000.00				1,000.00
610-815-6412	MEDICAL/WEELNESS EXPENSE	200.00	44.00	399.24	199.62	199.24-
610-815-6418	PROPERTY & SALES TAX	40,000.00	2,732.02	27,529.06	68.82	12,470.94
610-815-6441	METER READERS	45,000.00		36,276.10	80.61	8,723.90
610-815-6490	PROFESSIONAL SERVICES	200,000.00	1,580.00	376,895.76	188.45	176,895.76-
610-815-6499	CONTRACTUAL SERVICES	55,000.00		34,940.19	63.53	20,059.81
610-815-6501	LAB ANALYSIS & CHEMICALS	75,000.00	2,431.48	44,992.93	59.99	30,007.07
610-815-6504	MINOR EQUIPMENT	5,000.00		3,398.85	67.98	1,601.15
610-815-6506	OFFICE SUPPLIES	1,000.00	280.32	861.00	86.10	139.00
610-815-6507	OPERATING SUPPLIES	12,000.00	1.39	7,414.28	61.79	4,585.72
610-815-6508	POSTAGE	1,000.00		550.69	55.07	449.31

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
610-815-6510	SPECIAL & SAFETY EQUIPMENT	4,000.00	450.00	833.00	20.83	3,167.00
610-815-6727	CAPITAL EQUIPMENT	30,000.00		20,390.65	67.97	9,609.35
610-815-6790	SLIP LINING SEWER LINE	120,000.00		171,609.00	143.01	51,609.00-
	SEWER/SEWAGE DISPOSAL TOTAL	1,244,291.00	28,628.18	1,173,861.80	94.34	70,429.20
610-816-6010	SALARIES - FULL-TIME	134,649.00	10,346.26	119,409.05	88.68	15,239.95
610-816-6040	WAGES - OVERTIME	6,075.00	415.63	1,969.23	32.42	4,105.77
610-816-6110	FICA - CITY/	10,766.00	797.29	8,993.67	83.54	1,772.33
610-816-6130	IPERS - CITY/	10,107.00		6,725.44	66.54	3,381.56
610-816-6142	PENSION - CITY MANAGER	3,178.00	237.88	2,740.88	86.25	437.12
610-816-6143	ICMA RC - CITY SHARE	3,167.00	230.31	2,848.57	89.95	318.43
610-816-6150	GROUP INSURANCE BEN/SEWER	26,864.00	8.18	21,193.18	78.89	5,670.82
610-816-6154	EMPLOYEE SELF-FUND INS BEN/	24,000.00	37.41	2,352.29	9.80	21,647.71
610-816-6170	UNEMPLOYMENT COMPENSATION	484.00		483.63	99.92	.37
610-816-6181	ALLOWANCES - UNIFORM	1,250.00		494.62	39.57	755.38
610-816-6184	ALLOWANCES - CELL PHONE	501.00	41.67	458.37	91.49	42.63
610-816-6220	EDUCATIONAL MATERIAL	500.00				500.00
610-816-6230	TRAINING IN HOUSE	500.00		18.74	3.75	481.26
610-816-6240	MTGS/CONFERENCES/MILES	1,000.00				1,000.00
610-816-6310	BUILDING MAINT & REPAIR	1,000.00		268.52	26.85	731.48
610-816-6320	GROUPS MAINT & REPAIR	5,000.00		4,333.98	86.68	666.02
610-816-6331	VEHICLE OPERATIONS	5,500.00	16.93	3,139.80	57.09	2,360.20
610-816-6332	VEHICLE REPAIRS	1,000.00		324.00	32.40	676.00
610-816-6350	OPERATIONAL EQUIPMENT REPAIR	60,000.00		11,005.36	18.34	48,994.64
610-816-6371	ELECTRIC/GAS UTILITIES	45,000.00		16,217.71	36.04	28,782.29
610-816-6373	COMMUNICATIONS (PHONE/INTERNET	400.00	10.38	406.38	101.60	6.38-
610-816-6407	CONSULTING & ENGINEERING FEES	1,500.00				1,500.00
610-816-6409	JANITORIAL	1,000.00		117.89	11.79	882.11
610-816-6412	MEDICAL/WEELLNESS EXPENSE	250.00		144.20	57.68	105.80
610-816-6499	CONTRACTUAL SERVICES	150,000.00		120,389.17	80.26	29,610.83
610-816-6504	MINOR EQUIPMENT	2,000.00		7,740.30	387.02	5,740.30-
610-816-6506	OFFICE SUPPLIES	500.00		580.67	116.13	80.67-
610-816-6507	OPERATING SUPPLIES	15,000.00	19.99	10,111.73	67.41	4,888.27
610-816-6510	SPECIAL & SAFETY EQUIPMENT	1,000.00		597.40	59.74	402.60
610-816-6727	CAPITAL EQUIPMENT	160,000.00		156,241.00	97.65	3,759.00
610-816-6790	NEW INFRANSTRUCTURE	205,000.00				205,000.00
	SEWER COLLECTION TOTAL	877,191.00	12,161.93	499,305.78	56.92	377,885.22
	TOTAL EXPENSES	2,121,482.00	40,790.11	1,673,167.58	78.87	448,314.42
	SEWER UTILITY FUND TOTAL	2,331,642.00	67,723.29	2,560,437.62	109.81	228,795.62-
615-815-4300	INTEREST			20,827.34		20,827.34-

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	SEWER/SEWAGE DISPOSAL TOTAL	.00	.00	20,827.34	.00	20,827.34-
	TOTAL REVENUE	.00	.00	20,827.34	.00	20,827.34-
	WWTP FUTURE PLANT FUND TOTAL	.00	.00	20,827.34	.00	20,827.34-
619-815-4300	INTEREST			859.60		859.60-
	SEWER/SEWAGE DISPOSAL TOTAL	.00	.00	859.60	.00	859.60-
	TOTAL REVENUE	.00	.00	859.60	.00	859.60-
	SEWER REPLACEMENT FUND TOTAL	.00	.00	859.60	.00	859.60-
620-815-4300	INTEREST			16,179.75		16,179.75-
	SEWER/SEWAGE DISPOSAL TOTAL	.00	.00	16,179.75	.00	16,179.75-
	TOTAL REVENUE	.00	.00	16,179.75	.00	16,179.75-
	WWTP REPLACEMENT FUND TOTAL	.00	.00	16,179.75	.00	16,179.75-
	SEWER TOTAL (REV LESS EXP)	2,331,642.00	67,723.29	2,598,304.31	111.44	266,662.31-



REVENUES AND EXPENSES TO DATE – *INFORMATION ONLY*

Water Budget

BUDGET REPORT

CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
600-810-4300	INTEREST			43,376.86		43,376.86-
600-810-4500	METERED WATER SALES	1,250,000.00	63,044.20	996,213.08	79.70	253,786.92
600-810-4510	BULK WATER SALES	500.00		1,019.03	203.81	519.03-
600-810-4540	TAPS (NEW INSTALLATIONS)	2,000.00				2,000.00
600-810-4700	MISCELLANEOUS INCOME	1,500.00		610.44	40.70	889.56
	WATER TOTAL	1,254,000.00	63,044.20	1,041,219.41	83.03	212,780.59
	TOTAL REVENUE	1,254,000.00	63,044.20	1,041,219.41	83.03	212,780.59
600-810-6010	SALARIES - FULL-TIME	134,695.00	8,461.17	121,264.94	90.03	13,430.06
600-810-6040	WAGES - OVERTIME	4,252.00	324.01	4,090.54	96.20	161.46
600-810-6110	FICA - CITY/WATER	10,630.00	650.60	9,268.45	87.19	1,361.55
600-810-6130	IPERS - CITY/WATER	9,940.00		8,481.89	85.33	1,458.11
600-810-6131	WORK COMP/WATER	2,000.00		132.76	6.64	1,867.24
600-810-6142	PENSION - CITY MANAGER	3,178.00	237.88	2,740.88	86.25	437.12
600-810-6143	ICMA RC - CITY SHARE	2,167.00	183.56	2,129.53	98.27	37.47
600-810-6150	GROUP INSURANCE BEN/WATER	26,110.00	8.18	21,907.44	83.90	4,202.56
600-810-6154	EMPLOYEE SELF-FUND INS BEN/WAT	4,000.00		544.30	13.61	3,455.70
600-810-6170	UNEMPLOYMENT COMPENSATION	478.00		477.35	99.86	.65
600-810-6181	UNIFORM ALLOWANCE	1,500.00	59.95	323.28	21.55	1,176.72
600-810-6184	ALLOWANCES - CELL PHONE	500.00	41.67	458.33	91.67	41.67
600-810-6210	DUES & MEMBERSHIPS	3,000.00		2,091.40	69.71	908.60
600-810-6220	EDUCATIONAL MATERIAL	500.00		32.29	6.46	467.71
600-810-6230	TRAINING IN HOUSE	1,000.00		285.09	28.51	714.91
600-810-6240	MTGS/CONFERENCES/MILES	2,500.00		970.70	38.83	1,529.30
600-810-6310	BUILDING MAINT & REPAIR	4,000.00		137.03	3.43	3,862.97
600-810-6320	GROUPS MAINT & REPAIR	3,000.00		2,542.11	84.74	457.89
600-810-6331	VEHICLE OPERATIONS	5,000.00	16.92	2,822.80	56.46	2,177.20
600-810-6332	VEHICLE REPAIRS	3,000.00		2,047.21	68.24	952.79
600-810-6350	OPERATIONAL EQUIP REPAIR	50,000.00		16,039.16	32.08	33,960.84
600-810-6371	ELECTRIC/GAS UTILITIES	60,000.00		47,014.26	78.36	12,985.74
600-810-6373	COMMUNICATIONS (PHONE/INTERNET)		10.38	107.37		107.37-
600-810-6407	ENGINEERING	4,000.00	3,375.00	7,635.00	190.88	3,635.00-
600-810-6408	PROPERTY & CASUALTY INSURANCE	11,792.00		11,263.87	95.52	528.13
600-810-6409	JANITORIAL	1,000.00		98.03	9.80	901.97
600-810-6412	MEDICAL/WEELLNESS EXPENSE	150.00		34.99	23.33	115.01
600-810-6418	SALES TAX	78,000.00	5,877.70	63,571.55	81.50	14,428.45
600-810-6490	BILLING & METER READ CONTRACT	45,000.00		48,899.52	108.67	3,899.52-
600-810-6499	CONTRACTUAL REPAIRS	175,000.00	12,517.32	110,251.69	63.00	64,748.31
600-810-6501	LAB ANALYSIS & CHEMICALS	18,000.00		18,786.23	104.37	786.23-
600-810-6504	MINOR EQUIPMENT	5,000.00		3,243.65	64.87	1,756.35
600-810-6505	METERS	10,000.00	7,628.15	14,359.80	143.60	4,359.80-
600-810-6506	OFFICE SUPPLIES	300.00		595.73	198.58	295.73-
600-810-6507	OPERATING SUPPLIES	30,000.00	5,206.98	19,872.84	66.24	10,127.16
600-810-6508	POSTAGE & SHIPPING	500.00		1,521.14	304.23	1,021.14-
600-810-6510	SPECIAL & SAFETY EQUIPMENT	1,000.00		547.57	54.76	452.43
600-810-6727	CAPITAL EQUIPMENT	455,000.00		301,305.46	66.22	153,694.54
600-810-6790	NEW INFRASTRUCTURE	200,000.00		199,811.05	99.91	188.95

BUDGET REPORT
CALENDAR 5/2025, FISCAL 11/2025

PCT OF FISCAL YTD 91.6%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	WATER TOTAL	1,366,192.00	44,599.47	1,047,707.23	76.69	318,484.77
		-----	-----	-----	-----	-----
	TOTAL EXPENSES	1,366,192.00	44,599.47	1,047,707.23	76.69	318,484.77
		=====	=====	=====	=====	=====
	WATER FUND TOTAL	112,192.00-	18,444.73	6,487.82-	5.78	105,704.18-
		=====	=====	=====	=====	=====
		=====	=====	=====	=====	=====
	WATER TOTAL (REV LESS EXP)	112,192.00-	18,444.73	6,487.82-	5.78	105,704.18-
		=====	=====	=====	=====	=====



CITY COUNCIL MEMORANDUM

TO: City Council

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: April 28, 2025

ITEM TITLE: Transfers – *Information Only*

BACKGROUND:

Attached is documentation showing the Transfers – for Council Information only.

DISCUSSION:

This is for information only; no discussion is necessary.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of promoting and encouraging community involvement and engagement. This item helps achieve that vision by being transparent and sharing the City's financials.

FINANCIAL CONSIDERATION:

N/A

RECOMMENDATION:

This item is for informational purposes only, no motion is needed or recommended.

ACCOUNT NUMBER	ACCOUNT NAME	RCPT DATE	REFERENCE	CHK/CRD#	OTHER INFO	DEBITS	CREDITS
001-950-4000	PROPERTY TAXES-GENERAL	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	60525.89
001-950-4008	OPERATION OF CIVIC CENTER	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	.00
001-950-4013	LIABILITY, PROPERTY INSURAN	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	11968.71
001-950-4060	UTILITY EXCISE TAX	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	97.00
001-950-4080	MOBILE HOME TAXES	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	36.18
001-950-4463	BUSINESS PROP TAX REIMB	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	48664.12
001-950-4464	COMM/IND PROP TAX REPLACEME	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	.00
001-000-1110	CASH GENERAL FUND	51525	TAX1 PROPERTY		BUCHANAN COUNTY	121291.90	.00
112-950-4000	PROPERTY TAXES-EMPLOYEE BEN	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	41128.24
112-950-4060	UTILITY EXCISE TAX	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	65.92
112-950-4080	MOBILE HOME TAXES	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	24.58
112-950-4463	BUSINESS PROP TAX REIMB	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	33067.99
112-950-4464	COMM/IND PROP TAX REPLACEME	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	.00
112-000-1110	CASH EMPLOYEE BENEFITS	51525	TAX1 PROPERTY		BUCHANAN COUNTY	74286.73	.00
200-950-4000	DEBT SERVICE-TIF TAXES PRPT	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	41062.01
200-950-4060	UTILITY EXCISE TAX	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	53.74
200-950-4080	MOBILE HOME TAXES	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	20.04
200-950-4463	BUSINESS PROP TAX REIMB	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	26960.28
200-950-4464	COMM/IND PROP TAX REPLACEME	51525	TAX1 PROPERTY		BUCHANAN COUNTY	.00	.00
200-000-1110	CASH DEBT SERVICE	51525	TAX1 PROPERTY		BUCHANAN COUNTY	68096.07	.00
001-000-1110	CASH GENERAL FUND	51525	TAX AGLAND		BUCHANAN COUNTY	662.75	.00
001-950-4003	AGRICULTURAL LAND TAXES	51525	TAX AGLAND		BUCHANAN COUNTY	.00	662.75
125-520-4050	TAXES ON TIF-URBAN RENEWAL	51525	TIF TAXES		BUCHANAN COUNTY	.00	53963.40
125-520-4463	BUSINESS PROP TAX REIMB	51525	TIF TAXES		BUCHANAN COUNTY	.00	.00
125-520-4464	COMM/IND PROP TAX REPLACE	51525	TIF TAXES		BUCHANAN COUNTY	.00	.00
125-000-1110	CASH TAX INCREMENT FINANCIN	51525	TIF TAXES		BUCHANAN COUNTY	53963.40	.00
210-950-4600	STREET ASSESSMENTS	51525	TAX STR ASSESS		BUCHANAN COUNTY	.00	1178.00
210-950-4601	SIDEWALK ASSESSMENTS	51525	TAX STR ASSESS		BUCHANAN COUNTY	.00	.00
210-000-1110	CASH DEBT SPECIAL ASSESSMEN	51525	TAX STR ASSESS		BUCHANAN COUNTY	1178.00	.00
TOTALS						319478.85	319478.85
BANK 1 TOTAL ELECTRONIC DEPOSIT						319478.85	

ACCOUNT NUMBER	ACCOUNT TITLE	DEBITS	CREDITS	NET
001-000-1110	CASH GENERAL FUND	121,954.65	.00	121,954.65
001-950-4000	PROPERTY TAXES-GENERAL	.00	60,525.89	60,525.89-
001-950-4003	AGRICULTURAL LAND TAXES	.00	662.75	662.75-
001-950-4008	OPERATION OF CIVIC CENTER	.00	.00	.00
001-950-4013	LIABILITY, PROPERTY INSURANCE	.00	11,968.71	11,968.71-
001-950-4060	UTILITY EXCISE TAX	.00	97.00	97.00-
001-950-4080	MOBILE HOME TAXES	.00	36.18	36.18-
001-950-4463	BUSINESS PROP TAX REIMB	.00	48,664.12	48,664.12-
001-950-4464	COMM/IND PROP TAX REPLACEMENT	.00	.00	.00
112-000-1110	CASH EMPLOYEE BENEFITS	74,286.73	.00	74,286.73
112-950-4000	PROPERTY TAXES-EMPLOYEE BENEFI	.00	41,128.24	41,128.24-
112-950-4060	UTILITY EXCISE TAX	.00	65.92	65.92-
112-950-4080	MOBILE HOME TAXES	.00	24.58	24.58-
112-950-4463	BUSINESS PROP TAX REIMB	.00	33,067.99	33,067.99-
112-950-4464	COMM/IND PROP TAX REPLACEMENT	.00	.00	.00
125-000-1110	CASH TAX INCREMENT FINANCING	53,963.40	.00	53,963.40
125-520-4050	TAXES ON TIF-URBAN RENEWAL ARE	.00	53,963.40	53,963.40-
125-520-4463	BUSINESS PROP TAX REIMB	.00	.00	.00
125-520-4464	COMM/IND PROP TAX REPLACE	.00	.00	.00
200-000-1110	CASH DEBT SERVICE	68,096.07	.00	68,096.07
200-950-4000	DEBT SERVICE-TIF TAXES PRPTY	.00	41,062.01	41,062.01-
200-950-4060	UTILITY EXCISE TAX	.00	53.74	53.74-
200-950-4080	MOBILE HOME TAXES	.00	20.04	20.04-
200-950-4463	BUSINESS PROP TAX REIMB	.00	26,960.28	26,960.28-
200-950-4464	COMM/IND PROP TAX REPLACEMENT	.00	.00	.00
210-000-1110	CASH DEBT SPECIAL ASSESSMENT	1,178.00	.00	1,178.00
210-950-4600	STREET ASSESSMENTS	.00	1,178.00	1,178.00-
210-950-4601	SIDEWALK ASSESSMENTS	.00	.00	.00

TRANSACTION TOTALS		319,478.85	319,478.85	.00
FUND	NAME	DEBITS	CREDITS	
001	GENERAL FUND	121,954.65	121,954.65	
112	EMPLOYEE BENEFITS	74,286.73	74,286.73	
125	TAX INCREMENT FINANCING	53,963.40	53,963.40	
200	DEBT SERVICE	68,096.07	68,096.07	
210	DEBT - SPECIAL ASSESSMENT	1,178.00	1,178.00	
TOTALS		319,478.85	319,478.85	



Buchanan County, IA
210 5th Ave. NE
PO Box 319
Independence, IA 50644

Disbursement Statement

Item #8.

4/1/2025 - 4/30/2025

INDEPENDENCE CITY
SUSI LAMPE, CITY CLERK
331 1ST ST E
INDEPENDENCE IA 50644

Disbursement Date: 4/30/2025

Post Date: 5/15/2025

Fund	Levy Rate	Year Collection Type	Total
INDEPENDENCE AG LAND			
AGRICULTURAL LEVY	3.003750	2023 Current Real Estate	\$662.75 ✓
Total For INDEPENDENCE AG LAND	3.003750		\$662.75
INDEPENDENCE AG LAND Year To Date Total: \$5,398.19			
INDEPENDENCE CITY			
GENERAL	8.338230	2023 Current Gas and Electric	\$97.00 ✓
	8.338230	2023 Current Grain	\$19.28 ✓
	8.338230	2023 Current Mobile Home	\$36.18 ✓
	8.338230	2023 Current Real Estate	\$60,506.61 ✓
	8.338230	2023 TIER 1 Credit	\$48,664.12 ✓
GENERAL Total:			\$109,323.19
DEBT SERVICE	4.619440	2023 Current Gas and Electric	\$53.74 ✓
	4.619440	2023 Current Grain	\$10.68 ✓
	4.619440	2023 Current Mobile Home	\$20.04 ✓
	4.619440	2023 Current Real Estate	\$41,051.33 ✓
	4.619440	2023 TIER 1 Credit	\$26,960.28 ✓
DEBT SERVICE Total:			\$68,096.07
OTHER EMPLOYEE BENEFITS	3.677950	2023 Current Gas and Electric	\$42.79 ✓
	3.677950	2023 Current Grain	\$8.50 ✓
	3.677950	2023 Current Mobile Home	\$15.96 ✓
	3.677950	2023 Current Real Estate	\$26,689.16 ✓
	3.677950	2023 TIER 1 Credit	\$21,465.49 ✓
OTHER EMPLOYEE BENEFITS Total:			\$48,221.90
EMPLOYEES BENEFITS	1.988000	2023 Current Gas and Electric	\$23.13 ✓
	1.988000	2023 Current Grain	\$4.60 ✓
	1.988000	2023 Current Mobile Home	\$8.62 ✓
	1.988000	2023 Current Real Estate	\$14,425.98 ✓
	1.988000	2023 TIER 1 Credit	\$11,602.50 ✓
EMPLOYEES BENEFITS Total:			\$26,064.83
INSURANCE	0.912870	2023 Current Gas and Electric	\$10.62 ✓

Add together

74,286.73



Buchanan County, IA
210 5th Ave. NE
PO Box 319
Independence, IA 50644

Disbursement Statement

Item #8.

4/1/2025 - 4/30/2025

Fund	Levy Rate	Year Collection Type	Total
	0.912870	2023 Current Grain	\$2.11 ✓
	0.912870	2023 Current Mobile Home	\$3.96 ✓
	0.912870	2023 Current Real Estate	\$6,624.27 ✓
	0.912870	2023 TIER 1 Credit	\$5,327.75 ✓
INSURANCE Total:			\$11,968.71

Total For INDEPENDENCE CITY **19.536490** **\$263,674.70**
INDEPENDENCE CITY Year To Date Total: \$4,980,238.63

INDEPENDENCE CITY TIF

INDEPENDENCE TIF	1.000000	2023 Current Real Estate	\$53,963.40 ✓
Total For INDEPENDENCE CITY TIF	1.000000		\$53,963.40

INDEPENDENCE CITY TIF Year To Date Total: \$1,150,848.33

INDEPENDENCE SPECIALS

INDEP PAVING	1.000000	2032 Special	\$198.00
	1.000000	2031 Special	\$198.00
	1.000000	2030 Special	\$198.00
	1.000000	2029 Special	\$198.00
	1.000000	2028 Special	\$198.00
	1.000000	2027 Special	\$198.00
	1.000000	2026 Special	\$198.00
	1.000000	2025 Special	\$198.00
	1.000000	2024 Special	\$269.00
	1.000000	2023 Special	(\$594.00)
	1.000000	2021 Special	(\$81.00)
INDEP PAVING Total:			\$1,178.00

Total For INDEPENDENCE SPECIALS **1.000000** **\$1,178.00**
INDEPENDENCE SPECIALS Year To Date Total: \$93,272.57

Total Disbursement **\$319,478.85**

Deposit Information		
Account (Last 4)	Account Type	Amount
3991	Checking	\$319,478.85
Total:		\$319,478.85



Buchanan County, IA

Special Assessments Paid

Tax Year 2023

Tax District	Project	Parcel Number	Owner	Certificate	Paid Date	Principal Amount	Interest	Amortized Interest	Penalty	Total Payment
INDSP - INDEPENDENCE SPEC ASSESS										
20220124 INDSP SIDEWALK REPAIRS - 20220124 INDSP SIDEWALK REPAIRS										
0634356012		BUSKER, KATIE L			4/15/2025	(71.00)	(10.00)	0.00	0.00	(81.00) ✓
808 1ST ST W										
Total For 20220124 INDSP SIDEWALK REPAIRS - 20220124 INDSP SIDEWALK REPAIRS						(71.00)	(10.00)	0.00	0.00	(81.00)
20230911 INDSP NUISANCE/MOWING FEES - 20230911 INDSP NUISANCE/MOWING FEES										
0634356012		BUSKER, KATIE L			4/15/2025	(209.00)	(6.00)	0.00	0.00	(215.00) ✓
808 1ST ST W										
Total For 20230911 INDSP NUISANCE/MOWING FEES - 20230911 INDSP NUISANCE/MOWING FEES						(209.00)	(6.00)	0.00	0.00	(215.00)
20231113.1 INDSP NUISANCE/ MOWING - 20231113.1 INDSP NUISANCE/ MOWING										
0634356012		BUSKER, KATIE L			4/15/2025	(309.00)	(9.00)	0.00	0.00	(318.00) ✓
808 1ST ST W										
Total For 20231113.1 INDSP NUISANCE/ MOWING - 20231113.1 INDSP NUISANCE/ MOWING						(309.00)	(9.00)	0.00	0.00	(318.00)
20231204 INDSP, 5TH AVE SW STREET - 20231204 INDSP, 5TH AVE SW STREET <i>2023 St Rehab</i>										
1004401003		LOMELAND, ROBERT & RIEFEN...			4/17/2025	1,782.00	0.00	71.00	0.00	1,853.00 ✓
501 5TH AVE SW										
Total For 20231204 INDSP, 5TH AVE SW STREET - 20231204 INDSP, 5TH AVE SW						1,782.00	0.00	71.00	0.00	1,853.00
20240212 INDSP NUISANCE FEES - 20240212 INDSP NUISANCE FEES										
0634356012		BUSKER, KATIE L			4/15/2025	(59.00)	(2.00)	0.00	0.00	(61.00) ✓
808 1ST ST W										
Total For 20240212 INDSP NUISANCE FEES - 20240212 INDSP NUISANCE FEES						(59.00)	(2.00)	0.00	0.00	(61.00)
Totals for INDSP - INDEPENDENCE SPEC ASSESS						1,134.00	(27.00)	71.00	0.00	1,178.00

INDEPENDENCE PROPERTY TAX DISBURSEMENT

Enter this column only

County Disbursement Date

4/30/2025

GENERAL**109,323.19**

Bus. Prop Tax Credit/ Tier 1 Credit	001-950-4463	48,664.12
Current Gas Elect	001-950-4060	97.00
Current Grain	001-950-4000	19.28
Homestead/Military	001-950-4000	0.00
current & delinquent mobile home	001-950-4080	36.18
Current & Delinquent Real Estate	001-950-4000	60,506.61
Rollback Replacement	001-950-4464	0.00
Current Utility	001-950-4060	0.00

OTHER EMPLOYEE & EMPLOYEE BENEFITS**74,286.73**

Bus. Prop Tax Credit/ Tier 1 Credit	112-950-4463	33,067.99
Current Gas Elect	112-950-4060	65.92
Current Grain	112-950-4000	13.10
Homestead/Military	112-950-4000	0.00
current & delinquent mobile home	112-950-4080	24.58
Current & Delinquent Real Estate	112-950-4000	41,115.14
Rollback Replacement	112-950-4464	0.00
Current Utility	112-950-4060	0.00

DEBT SERVICE**68,096.07**

Bus. Prop Tax Credit/ Tier 1 Credit	200-950-4463	0.00
Current Gas Elect	200-950-4060	53.74
Current Grain	200-950-4000	10.68
Homestead/Military	200-950-4000	0.00
current & delinquent mobile home	200-950-4080	20.04
Current & Delinquent Real Estate	200-950-4000	41,051.33
Rollback Replacement	200-950-4464	26,960.28
Current Utility	200-950-4060	0.00

INSURANCE**11,968.71**

Bus. Prop Tax Credit/ Tier 1 Credit	001-950-4013	5,327.75
Current Gas Elect	001-950-4013	10.62
Current Grain	001-950-4013	2.11
Homestead/Military	001-950-4013	0.00
current & delinquent mobile home	001-950-4013	3.96
Current & Delinquent Real Estate	001-950-4013	6,624.27
Rollback Replacement	001-950-4013	0.00
Current Utility	001-950-4013	0.00

EMERGENCY

0.00

Bus. Prop Tax Credit/ Tier 1 Credit	119-950-4463	0.00
Current Gas Elect	119-950-4060	0.00
Current Grain	119-950-4000	0.00
Homestead/Military	119-950-4000	0.00
current & delinquent mobile home	119-950-4080	0.00
Current & Delinquent Real Estate	119-950-4000	0.00
Rollback Replacement	119-950-4464	0.00
Current Utility	119-950-4060	0.00

CIVIC CENTER

0.00

Bus. Prop Tax Credit/ Tier 1 Credit	001-950-4008	0.00
Current Gas Elect	001-950-4008	0.00
Current Grain	001-950-4008	0.00
Homestead/Military	001-950-4008	0.00
current & delinquent mobile home	001-950-4008	0.00
Current & Delinquent Real Estate	001-950-4008	0.00
Rollback Replacement	001-950-4008	0.00
Current Utility	001-950-4008	0.00

263,674.70**AGLAND**

001-950-4003

662.75**TIF**

Bus. Prop Tax Credit/ Tier 1 Credit	125-520-4463	0.00
Current Taxes	125-520-4050	53,963.40
Homestead/Military	125-520-4050	0.00

53,963.40

53,963.40

DEBT - TIF

Bus. Prop Tax Credit/ Tier 1 Credit	200-950-4463	0.00
Current Taxes	200-950-4000	0.00
Homestead/Military	200-950-4000	0.00

0.00

0.00

SPECIAL ASSESS

INDEP PAVING	210-950-4600	1,178.00
INDEP SIDEWALKS	210-950-4601	0.00

1,178.00

1,178.00

TOTAL:**319,478.85**

5 BANK TRANSACTION ENTRY CODES:

1 GENERAL PROPERTY TAXES			
T A X 1 P R O P E R T Y	001-950-4000	PROP TX	60,525.89 C
	001-950-4008	CIVIC CENTER	0.00 C
	001-950-4013	INSURANCE	11,968.71 C
	001-950-4060	UTIL/EXCISE	97.00 C
	001-950-4080	MOBILE HOME	36.18 C
	001-950-4463	Bus. Prop Tax Credit/ Tier 1	48,664.12 C
	001-950-4464	GEN COMM/IN	0.00 C
	001-000-1110	CASH-GENERAL	121,291.90 D
	112-950-4000	EMPLOYEE BEN	41,128.24 C
	112-950-4060	UTIL/EXCISE	65.92 C
	112-950-4080	EMP MOB HOME	24.58 C
	112-950-4463	Bus. Prop Tax Credit/ Tier 1	33,067.99 C
	112-950-4464	EMP COMM/IN	0.00 C
	112-000-1110	CASH-GENERAL	74,286.73 D
	200-950-4000	DEBT SERVICE	41,062.01 C
	200-950-4060	UTIL/EXCISE	53.74 C
	200-950-4080	DEBT MOB HME	20.04 C
	200-950-4463	Bus. Prop Tax Credit/ Tier 1	0.00 C
	200-950-4464	DEBT COMM/IN	26,960.28 C
	200-000-1110	CASH-GENERAL	68,096.07 D
			263,674.70

P T R A O R X P T 2 E Y	119-950-4000	EMERGENCY	0.00 C
	119-950-4060	UTIL/EXCISE	0.00 C
	119-950-4080	EM MOB HOME	0.00 C
	119-950-4463	Bus. Prop Tax Credit/ Tier 1	0.00 C
	119-950-4464	EM COMM/IN	0.00 C
	119-000-1110	CASH-GENERAL	0.00 D
			263,674.70

2 AG LAND PROPERTY TAX (TAX AGLAND)			
	001-950-4003	AG LAND	662.75 C
	001-000-1110	CASH-GENERAL	662.75 D

3 TIF PROPERTY TAX (TIF TAXES)			
	125-520-4463	Bus. Prop Tax Credit/ Tier 1	0.00
	125-520-4050	TIF TAXES	53,963.40 C
	125-000-1110	CASH-GENERAL	53,963.40 D

4	DEBT SERVICE PROPERTY TAX - TIF			
	125-520-4051	DEBT SERVICE	0.00	C
	125-000-1110	CASH-GENERAL	0.00	D

5	SPECIAL ASSESSMENTS PROPERTY TAX (TAX STR ASSESS)			
	210-950-4600	SPEC ASSES/PAVING	1,178.00	C
	210-950-4601	SPEC ASSES/SIDEWALKS	0.00	C
	210-000-1110	CASH-GENERAL	1,178.00	D

TOTAL: 319,478.85

PROOF: 0.00

Effective FY2025, Emergency Levy (119) and Civic Center Levy (001 > 323) were combined into the General Levy

JRNL ID/ ACCOUNT NUMBER	OTHER NUMBER/ ACCOUNT TITLE	OTHER REFERENCE/ REFERENCE	DEBIT	CREDIT	BANK #
MONTHLY TXFRS		MONTHLY TRANSFER MAY 25			
001-910-6910	TRANSFER OUT - GENERAL FUND	FY25 BUDGET ALLOCATION	30,402.96		
001-000-1110	CASH GENERAL FUND	FY25 BUDGET ALLOCATION		30,402.96	1
003-910-4830	TRANSFER IN - LIBRARY	FY25 BUDGET ALLOCATION		30,402.96	
003-000-1110	CASH LIBRARY	FY25 BUDGET ALLOCATION	30,402.96		1
610-910-6910	TRANSFER OUT - SEWER	REVENUE BOND	42,795.42		
610-000-1110	CASH SEWER	REVENUE BOND		42,795.42	1
614-910-4830	TRANSFER IN - SWR SINK RV BOND	REVENUE BOND		42,795.42	
614-000-1110	CASH SEWER SINKING REV BOND	REVENUE BOND	42,795.42		1
600-910-6910	TRANSFER OUT - WATER	WATER REV BOND	7,755.84		
600-000-1110	CASH WATER	WATER REV BOND		7,755.84	1
605-910-4830	TRANSFER IN	WATER REV BOND		7,755.84	
605-000-1110	CASH 2021 WATER REV BOND	WATER REV BOND	7,755.84		1
610-910-6910	TRANSFER OUT - SEWER	REV BOND SRF	7,946.67		
610-000-1110	CASH SEWER	REV BOND SRF		7,946.67	1
611-910-4830	TRANSFER IN - SRF SINKING	REV BOND SRF		7,946.67	
611-000-1110	CHECKING - SRF SINKING FUND	REV BOND SRF	7,946.67		1
610-910-6910	TRANSFER OUT - SEWER	2021 GO SEWER SHARE	5,852.09		
610-000-1110	CASH SEWER	2021 GO SEWER SHARE		5,852.09	1
200-910-4830	TRANSFER IN - DEBT SERVICE	2021 GO SEWER SHARE		5,852.09	
200-000-1110	CASH DEBT SERVICE	2021 GO SEWER SHARE	5,852.09		1
740-910-6910	TRANSFER OUT	2023 GO BOND	3,125.00		
740-000-1110	CASH STORM WATER	2023 GO BOND		3,125.00	1
200-910-4830	TRANSFER IN - DEBT SERVICE	2023 GO BOND		3,125.00	
200-000-1110	CASH DEBT SERVICE	2023 GO BOND	3,125.00		1
Journal Total :			195,755.96	195,755.96	
Sub Total			195,755.96	195,755.96	
** Report Total **			195,755.96	195,755.96	

FUND	NAME	DEBITS	CREDITS
001	GENERAL FUND	30,402.96	30,402.96
003	LIBRARY	30,402.96	30,402.96
200	DEBT SERVICE	8,977.09	8,977.09
600	WATER FUND	7,755.84	7,755.84
605	WATER REVENUE BOND	7,755.84	7,755.84
610	SEWER UTILITY FUND	56,594.18	56,594.18
611	SEWER SRF SINKING FUND	7,946.67	7,946.67
614	SEWER SINKING REVENUE BON	42,795.42	42,795.42
740	STORM WATER DEPT	3,125.00	3,125.00
TOTALS		195,755.96	195,755.96

** Transactions affected cash may need to be entered in Bank Rec! **
** Review transactions that have a number in the Bank # column. **

ACCOUNT NUMBER	ACCOUNT TITLE	DEBITS	CREDITS	NET
001-000-1110	CASH GENERAL FUND	.00	30,402.96	30,402.96-
001-910-6910	TRANSFER OUT - GENERAL FUND	30,402.96	.00	30,402.96
003-000-1110	CASH LIBRARY	30,402.96	.00	30,402.96
003-910-4830	TRANSFER IN - LIBRARY	.00	30,402.96	30,402.96-
200-000-1110	CASH DEBT SERVICE	8,977.09	.00	8,977.09
200-910-4830	TRANSFER IN - DEBT SERVICE	.00	8,977.09	8,977.09-
600-000-1110	CASH WATER	.00	7,755.84	7,755.84-
600-910-6910	TRANSFER OUT - WATER	7,755.84	.00	7,755.84
605-000-1110	CASH 2021 WATER REV BOND	7,755.84	.00	7,755.84
605-910-4830	TRANSFER IN	.00	7,755.84	7,755.84-
610-000-1110	CASH SEWER	.00	56,594.18	56,594.18-
610-910-6910	TRANSFER OUT - SEWER	56,594.18	.00	56,594.18
611-000-1110	CHECKING - SRF SINKING FUND	7,946.67	.00	7,946.67
611-910-4830	TRANSFER IN - SRF SINKING	.00	7,946.67	7,946.67-
614-000-1110	CASH SEWER SINKING REV BOND	42,795.42	.00	42,795.42
614-910-4830	TRANSFER IN - SWR SINK RV BOND	.00	42,795.42	42,795.42-
740-000-1110	CASH STORM WATER	.00	3,125.00	3,125.00-
740-910-6910	TRANSFER OUT	3,125.00	.00	3,125.00
TRANSACTION TOTALS		195,755.96	195,755.96	.00

MONTHLY TRANSFERS

Library		Water Rev		Sewer Sink		2019 REV Bond SRF		2021 GO Sewer		2023 GO				
Jul-24	33,087.33	Jul-24	7,832.08	Jul-24	42,422.66	Jul-24	7,996.66	Jul-24	5,933.33	Jul-24		97,272.06	2	194,544.12
Aug-24	33,087.33	Aug-24	7,832.08	Aug-24	42,422.66	Aug-24	7,996.66	Aug-24	5,933.33	Aug-24		97,272.06	2	194,544.12
Sep-24	33,087.33	Sep-24	7,832.08	Sep-24	42,422.66	Sep-24	7,996.66	Sep-24	5,933.33	Sep-24		97,272.06	2	194,544.12
Oct-24	33,087.33	Oct-24	7,832.08	Oct-24	42,422.66	Oct-24	7,996.66	Oct-24	5,933.33	Oct-24		97,272.06	2	194,544.12
Nov-24	30,402.96	Nov-24	7,755.83	Nov-24	42,795.42	Nov-24	7,946.67	Nov-24	5,852.08	Nov-24	3,125.00	97,877.96	2	195,755.92
Dec-24	30,402.96	Dec-24	7,755.83	Dec-24	42,795.42	Dec-24	7,946.67	Dec-24	5,852.08	Dec-24	3,125.00	97,877.96	2	195,755.92
Jan-25	30,402.96	Jan-25	7,755.83	Jan-25	42,795.42	Jan-25	7,946.67	Jan-25	5,852.08	Jan-25	3,125.00	97,877.96	2	195,755.92
Feb-25	30,402.96	Feb-25	7,755.83	Feb-25	42,795.42	Feb-25	7,946.67	Feb-25	5,852.08	Feb-25	3,125.00	97,877.96	2	195,755.92
Mar-25	30,402.96	Mar-25	7,755.84	Mar-25	42,795.42	Mar-25	7,946.67	Mar-25	5,852.09	Mar-25	3,125.00	97,877.98	2	195,755.96
Apr-25	30,402.96	Apr-25	7,755.84	Apr-25	42,795.42	Apr-25	7,946.67	Apr-25	5,852.09	Apr-25	3,125.00	97,877.98	2	195,755.96
May-25	30,402.96	May-25	7,755.84	May-25	42,795.42	May-25	7,946.67	May-25	5,852.09	May-25	3,125.00	97,877.98	2	195,755.96
Jun-25	30,402.96	Jun-25	7,755.84	Jun-25	42,795.42	Jun-25	7,946.67	Jun-25	5,852.09	Jun-25	3,125.00	97,877.98	2	195,755.96
375,573.00		93,375.00		512,054.00		95,560.00		70,550.00		25,000.00				
375,573.00		93,375.00		512,054.00		95,560.00		70,550.00		25,000.00				
001 to 003 ✓		600 to 605 ✓		610 to 614 ✓		610 to 611 ✓		610 to 200 ✓		740 to 200 ✓				

DONE

TO DO



CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA - City Manager

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: May 27, 2025

ITEM TITLE: Public Hearing for the Proposed Rezoning Request

BACKGROUND:

This public hearing allows the public to come and speak on behalf of or against the proposed rezoning request.

DISCUSSION:

No discussion is necessary as this item is for the Public to present comments and concerns about the proposed modifications.

RESULTS:

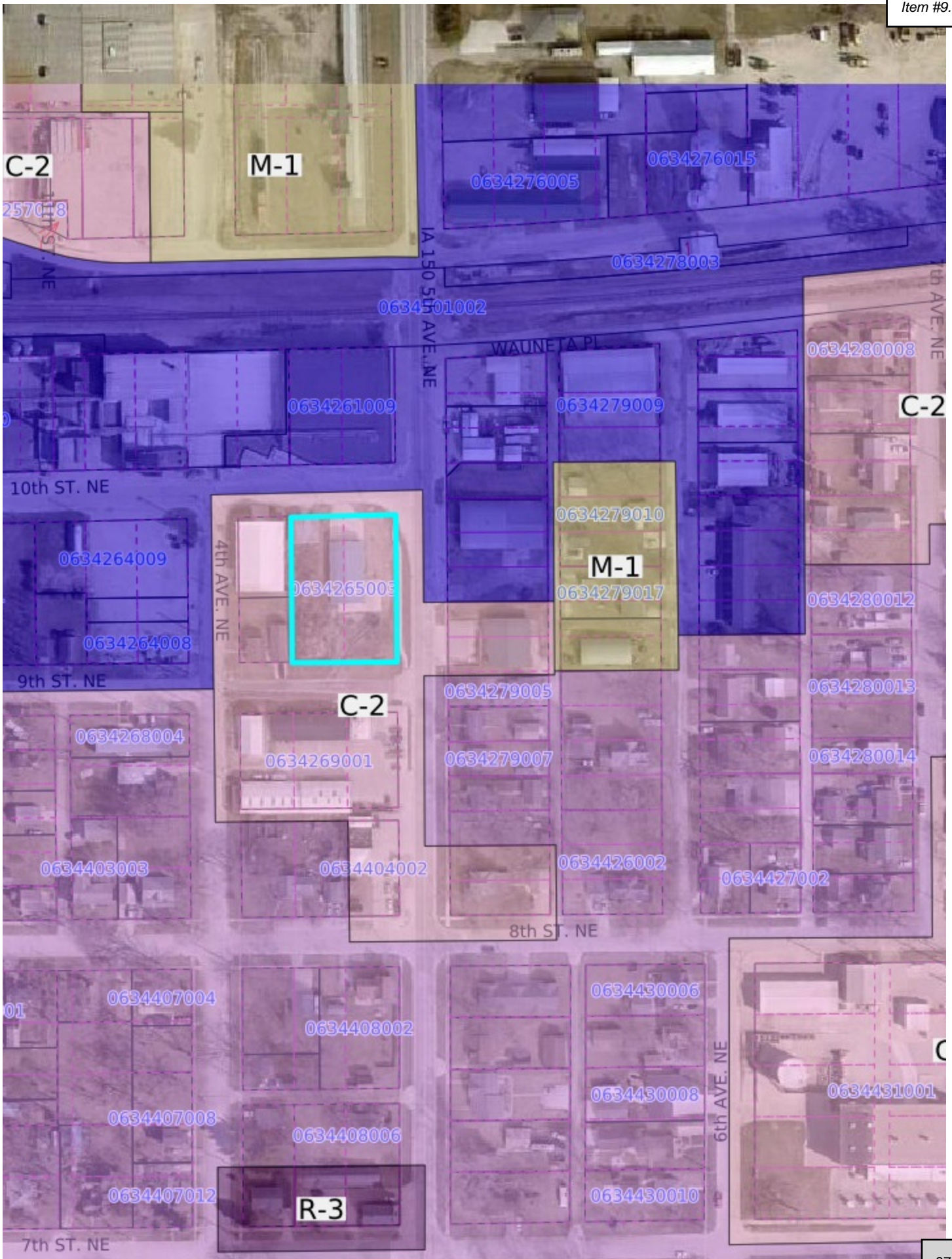
The City has established priorities during strategic planning sessions. This item supports the Vision from that session of promoting and encouraging community involvement and engagement. This item helps achieve that vision by engaging the community to express their thoughts about this topic.

FINANCIAL CONSIDERATION:

There is no financial consideration in holding the public hearing for the proposed rezoning request.

RECOMMENDATION:

Staff recommends that the Mayor hold a public hearing by stating, "Pursuant to the agenda, I will now convene a public hearing on the proposed rezoning request." After comments are heard, the Mayor must state, "I will now close the public hearing, and the City Clerk shall note all comments in the record."





CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA - City Manager

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: May 27, 2025

ITEM TITLE: First Reading of an Ordinance Amendment to Chapter 170 Zoning Regulations

BACKGROUND:

Wapsie Valley Creamery applied for a rezoning request to the City on May 1, 2025. The Planning & Zoning Commission reviewed and recommended approval of the request on May 2, 2025. Council met on May 12, 2025, and set a public hearing to be held on May 27, 2025, for the public to speak on this topic.

DISCUSSION:

It's important to remember that when considering a rezoning request, the discussion should be about the area's character and whether it fits in that area, not about specific portions of the planned future improvements. It should be considered solely based on the merits of the zoning and whether that zoning fits in that area.

In this situation, Staff believes that this rezoning is appropriate for the future use of this area.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of encouraging a supportive environment for businesses, workforce, and economic development. This item helps achieve that vision by changing the current zoning of C-2 Commercial to C-1 Commercial to allow for future development of the area.

FINANCIAL CONSIDERATION:

Once the new supplement has been mailed to City Hall, fees will need to be paid to Simmering-Cory Iowa Codification. Additional publication costs will also be incurred.

RECOMMENDATION:

Staff recommends a motion to approve the first reading of an ordinance amending provisions pertaining to Chapter 170 – Zoning Regulations.

Staff recommends a motion to suspend the statutory rule requiring an ordinance to be considered and voted on for passage at two council meetings prior to the meeting at which it is to be finally passed.

Staff recommends a motion to have this ordinance, which amends provisions pertaining to Chapter 170 – Zoning Regulations, placed on its final passage for adoption pursuant to Iowa Code Section 380.3 and to authorize the Mayor to sign the Ordinance. The changes will be effective upon the ordinance summary being published in the newspaper.

ORDINANCE NO. 2025-

AN ORDINANCE AMENDING ORDINANCE 254-0898 OF THE CITY OF INDEPENDENCE, IOWA, BY REZONING CERTAIN PROPERTY MORE PARTICULARLY DESCRIBED IN SECTION 1 OF THIS ORDINANCE AND BY AMENDING THE OFFICIAL ZONING MAP.

BE IT ORDAINED by the City Council of Independence, Iowa:

SECTION 1. That in accordance with Ordinance 254-0898, being the "Independence Zoning Ordinance", the properties legally located at:

Union Block 30, Lots 1-2, 905 5th Avenue NE, Parcel Number: 06.34.265.003

, subject to any easements recorded or unrecorded, as shown on the official zoning map, hereby be rezoned and changed to “C-1” Commercial.

SECTION 2. COMPLIANCE. That this Ordinance is in compliance with the updated Comprehensive Plan of the City of Independence, Iowa; adopted on December 30, 2014.

SECTION 3. WHEN EFFECTIVE. This ordinance shall be in effect from and after its final passage, approval and publication as provided by law.

SECTION 4. COSTS. That the petitioners shall be required to pay the City Clerk all costs connected with this Ordinance.

PASSED AND APPROVED by the City Council of Independence, Iowa, on this _____ day of _____ 2025.

Brad Bleichner, Mayor of the City of Independence, IA

ATTEST:

Susi Lampe, IaCMC, IaCFO, Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA

First Reading: May 27, 2025

Second Reading: _____

Third Reading: _____

I certify that the foregoing was published as Ordinance No. 2025-_____ on the _____ day of _____ 2025.

Susi Lampe, IaCMC, IaCFO, Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA



CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA - City Manager

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: May 27, 2025

ITEM TITLE: Public hearing on a proposed development agreement with Steve Gee Construction, Inc.

BACKGROUND:

This public hearing allows the public to come and speak on behalf of or against the proposed development agreement with Steve Gee Construction, Inc.

DISCUSSION:

No discussion is necessary as this item is for the Public to present comments and concerns about the proposed modifications.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of promoting and encouraging community involvement and engagement. This item helps achieve that vision by engaging the community to express their thoughts about this topic.

FINANCIAL CONSIDERATION:

There is no financial consideration in holding the public hearing for the proposed development agreement with Steve Gee Construction, Inc.

RECOMMENDATION:

Staff recommends that the Mayor hold a public hearing by stating, "Pursuant to the agenda, I will now convene a public hearing on the proposed development agreement with Steve Gee Construction, Inc." After comments are heard, the Mayor must state, "I will now close the public hearing, and the City Clerk shall note all comments in the record."



CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA - City Manager

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: May 27, 2025

ITEM TITLE: Resolution Approving Development Agreement with Steve Gee Construction, Inc., Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain Tax Increment Revenues to the Payment of the Agreement

BACKGROUND:

Steve Gee has requested and submitted an application for Tax Increment Financing (TIF) for the residential project he is doing between Juniper Dr. and Spruce Dr., west of 6th Ave. SW.

DISCUSSION:

This is another step in working through the process of using TIF in relation to a housing development agreement.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of encouraging a supportive environment for businesses, workforce, and economic development and supporting and enhancing City infrastructure. This item helps achieve that vision by working through the process to assist with a housing development for residents of the City.

FINANCIAL CONSIDERATION:

Costs related to this work will be allocated back to the TIF fund and budgeted and certified accordingly.

RECOMMENDATION:

Staff recommends a motion to approve and authorize the Mayor to sign the resolution that approves the development agreement with Steve Gee Construction, Inc, authorizing annual appropriation tax increment payments, and pledging certain tax increment revenues to the payment of the agreement.

RESOLUTION NO. 2025-

Resolution Approving Development Agreement with Steve Gee Construction, Inc., Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain Tax Increment Revenues to the Payment of the Agreement

WHEREAS, the City of Independence, Iowa (the “City”), pursuant to and in strict compliance with all laws applicable to the City, and in particular the provisions of Chapter 403 of the Code of Iowa, has adopted an Urban Renewal Plan for the 2025 Pines Housing Urban Renewal Area (the “Urban Renewal Area”); and

WHEREAS, this City Council has adopted an ordinance providing for the division of taxes levied on taxable property in the Urban Renewal Area pursuant to Section 403.19 of the Code of Iowa and establishing the fund referred to in Subsection 2 of Section 403.19 of the Code of Iowa (the “Urban Renewal Tax Revenue Fund”), which fund and the portion of taxes referred to in that subsection may be irrevocably pledged by the City for the payment of the principal of and interest on indebtedness incurred under the authority of Section 403.9 of the Code of Iowa to finance or refinance in whole or in part projects in the Urban Renewal Area; and

WHEREAS, the City has proposed to enter into a certain development agreement (the “Development Agreement”) with Steve Gee Construction, Inc. (the “Developer”) in connection with the construction by the Developer of public infrastructure necessary for the development of a residential subdivision in the Urban Renewal Area (the “Project”); and

WHEREAS, under the Development Agreement, the City will agree to provide financial incentives (the “Incentives”) to the Developer in the form of (i) annual appropriation incremental property tax payments (the “Payments”) in an amount not to exceed \$760,000 under the authority of Section 403.9(1) of the Code of Iowa; and (ii) an economic development forgivable loan in an amount not to exceed \$530,000; and

WHEREAS, this City Council, pursuant to Section 403.9 of the Code of Iowa, has published notice, has held a public hearing on the Agreement on May 27, 2025, and has otherwise complied with statutory requirements for the approval of the Development Agreement, and it is now necessary to make provision for the approval of the Development Agreement; and

WHEREAS, Chapter 15A of the Code of Iowa (“Chapter 15A”) declares that economic development is a public purpose for which a City may provide grants, loans, tax incentives, guarantees and other financial assistance to or for the benefit of private persons; and

WHEREAS, Chapter 15A requires that before public funds are used for grants, loans, tax incentives or other financial assistance, a City Council must determine that a public purpose will reasonably be accomplished by the spending or use of those funds; and

WHEREAS, Chapter 15A requires that in determining whether funds should be spent, a City Council must consider any or all of a series of factors;

NOW, THEREFORE, It Is Resolved by the City Council of the City of Independence, Iowa, as follows:

Section 1. Pursuant to the factors listed in Chapter 15A, the City Council hereby finds that:

(a) The Project will add diversity and generate new opportunities for the Independence and Iowa economies; and

(b) The Project will generate public gains and benefits, particularly in the creation and retention of jobs and income and the creation of new housing opportunities, which are warranted in comparison to the amount of the proposed Incentives; and

Section 2. The City Council further finds that a public purpose will reasonably be accomplished by entering into the Development Agreement and providing the Incentives to the Developer as provided for therein.

Section 3. The Development Agreement is hereby approved, and the Mayor and City Clerk are hereby authorized and directed to execute and deliver the Development Agreement on behalf of the City, in substantially the form and content in which the Agreement has been presented to this City Council. The City Manager and the Mayor are also authorized to make such changes, modifications, additions or deletions as they, with the advice of bond counsel, may believe to be necessary, and to take such actions as may be necessary to carry out the provisions of the Development Agreement.

Section 4. The Payments by the City under the Development Agreement shall be subject to annual appropriation by the City Council, in the manner set out in the Development Agreement. As provided and required by Chapter 403 of the Code of Iowa, the Payments shall be payable solely from a subfund (the “Steve Gee Construction, Inc. Subfund”), into which shall be paid that portion of the income and proceeds of the Urban Renewal Tax Revenue Fund attributable to property taxes derived from the property as described as follows:

Beginning at the SE corner of Lot 5, Hummingbird Court at the Pines, Second Addition to the City of Independence, Buchanan County, Iowa; thence along the East line of said Hummingbird Court at the Pines, Second Addition, N00°43’24”W, 45.49 feet; thence continuing along said East line N00°25’10”W, 269.98 feet to the SW corner of Lot 6, Goldfinch Court at the Pines, First Addition; thence along the southerly line of said Goldfinch Court at the Pines, First Addition, N61°11’21”E, 736.70 feet; thence N65°25’41”E, 88.35 feet to the SW corner of Lot 4, Cardinal Court at the Pines; thence along the southerly boundary of Cardinal Court at the Pines N81°16’41”E, 193.75 feet; thence N89°50’03”E, 263.16 feet to the west right-of-way line of 6th Avenue Southwest; thence along said west right-of-way line S00°09’57”E, 277.74 feet to the Northeast corner of Tract A of the Pines First Addition; thence along the northerly line of said Pines First Addition S89°50’08”W, 251.57 feet; thence S61°22’57”W, 936.33 feet to the NE corner of Lot 1 of the Pines Second Addition; thence S75°25’08”W, 41.49 feet; thence N89°59’47”W, 65.11 feet to the point of beginning. Described land contains 9.12 acres and is subject to easements and restrictions of record.

Section 5. The City hereby pledges to the payment of the Development Agreement the Steve Gee Construction, Inc. Subfund and the taxes referred to in Subsection 2 of Section 403.19 of the Code of Iowa to be paid into such Subfund, provided, however, that no Payment will be made under the Agreement unless and until monies from the Steve Gee Construction, Inc. Subfund are appropriated for such purpose by the City Council.

Section 6. After its adoption, a copy of this resolution shall be filed in the office of the county auditor of Buchanan County to evidence the continuing pledging of the Steve Gee Construction, Inc. Subfund and the portion of taxes to be paid into such Subfund and, pursuant to the direction of Section 403.19 of the Code of Iowa, the county auditor shall allocate the taxes in accordance therewith and in accordance with the tax allocation ordinance referred to in the preamble hereof.

Section 7. All resolutions or parts thereof in conflict herewith are hereby repealed.

RESOLUTION NO. 2025- was passed and approved by a majority vote of the City Council of Independence, Iowa, on the 27th day of May 2025.

Record of Voting:

Ayes:

Nays:

Absent:

RESOLUTION NO. 2025- declared passed and adopted by the Mayor on this 27th day of May 2025.

Brad Bleichner, Mayor of the City of Independence, Iowa

ATTEST:

Susi Lampe, IaCMC, IaCFO,
Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA

DRAFT

DEVELOPMENT AGREEMENT

This Agreement is entered into between the City of Independence, Iowa (the “City”) and Steve Gee Construction, Inc. (the “Developer”) as of the ____ day of _____, 2025 (the “Commencement Date”).

WHEREAS, the City has established the 2025 Pines Housing Urban Renewal Area (the “Urban Renewal Area”) and has adopted a tax increment ordinance for the Urban Renewal Area; and

WHEREAS, the Developer owns certain property in the Urban Renewal Area, the legal description of which is set out in Exhibit A hereto (the “Property”), and the Developer will undertake the development of a residential subdivision (the “Housing Project”) on the Property; and

WHEREAS, in order to support the development of the Housing Project, the Developer will undertake the construction of certain waterworks, storm water drainage and sanitary sewer system improvements (the “Water, Storm Water Drainage and Sanitary Sewer System Project”) and certain other public infrastructure improvements in connection therewith (the “Public Infrastructure Project”); and

WHEREAS, the Developer has requested that the City provide financial assistance in the form of (i) incremental property tax payments to be used by the Developer in paying the costs of constructing the Public Infrastructure Project; and (ii) an economic development forgivable loan (the “Forgivable Loan”) to be used in paying the costs of constructing the Water, Storm Water Drainage and Sanitary Sewer System Project; and

WHEREAS, the City Council is willing to provide financial assistance to the Developer in order to assist in paying the costs of the Public Infrastructure Project and the Water, Storm Water Drainage and Sanitary Sewer System Project; and

WHEREAS, the Iowa Urban Renewal law requires that any project related to housing which receives tax increment financing assistance must also generate funds to be used to provide assistance related to housing for low and moderate income families; and

WHEREAS, Chapter 15A of the Code of Iowa authorizes cities to provide grants, loans, guarantees, tax incentives and other financial assistance to or for the benefit of private persons;

NOW THEREFORE, the parties hereto agree as follows:

A. Developer's Covenants:

1. Housing Project, Subdivision, and Public Infrastructure Project Construction.

The Developer agrees to construct the Housing Project on the Property in accordance with the detailed site plan previously approved by the City Council on _____, 20__ and set forth on Exhibit B hereto. Prior to beginning construction of the Housing Project, the Developer will subdivide the Property in accordance with applicable ordinances and regulations. The Developer agrees to complete construction of the Housing Project by December 31, 20__.

2. Public Infrastructure Project and Water, Storm Water Drainage and Sanitary Sewer System Project Construction. The Developer agrees to cause the construction of the Public Infrastructure Project and the Water, Storm Water Drainage and Sanitary Sewer System Project in accordance with the timeline and specifications set forth for each on Exhibit C hereto. Prior to constructing the Public Infrastructure Project and the Water, Storm Water Drainage and Sanitary Sewer System Project, the Developer will submit copies of all engineering documents related to the proposed Public Infrastructure Project and Water, Storm Water Drainage and Sanitary Sewer System Project to the City. The City may request reasonable changes in such documents, to ensure compliance with any applicable ordinances or regulations.

The City shall retain all rights to inspect the Public Infrastructure Project and the Water, Storm Water Drainage and Sanitary Sewer System Project for quality of work and full compliance with City Code. Nothing in this subsection shall be interpreted as limiting the City's rights to not accept the work if the Public Infrastructure Project and/or the Water, Storm Water Drainage and Sanitary Sewer System Project are not completed to the satisfaction of the City.

Upon completion of the Public Infrastructure Project and the Water, Storm Water Drainage and Sanitary Sewer System Project, provided that (i) such improvements are of the type ordinarily dedicated to the City in connection with housing development projects; (ii) the City confirms to the Developer in writing that such completed improvements meet City requirements; and (iii) the City accepts such Public Infrastructure Project and such Water, Storm Water Drainage and Sanitary Sewer System Project in accordance with State law, the Developer will provide the City with either deeds or permanent easements to the improvements and related rights-of-way comprising the Public Infrastructure Project and the Water, Storm Water Drainage and Sanitary Sewer System Project, which shall thereafter be maintained by the City.

3. Public Infrastructure Project Costs; Documentation. Upon completion of the Public Infrastructure Project, the Developer agrees to provide documentation (the "Infrastructure Costs Documentation") detailing the costs (the "Infrastructure Costs") incurred in the completion thereof, including invoices and such other documentation as is reasonably requested by the City, confirming that such Infrastructure Costs detailed in such Infrastructure Costs Documentation were in fact incurred in the construction of the Public Infrastructure Project and that such Infrastructure Costs are of an amount reasonably to have been expected with respect to such construction. The Developer will include a cover page in the form attached hereto as Exhibit D with its submittal of the Infrastructure Costs Documentation.

The Infrastructure Costs may include costs relating to land acquisition for the Public Infrastructure Project, designing and constructing the Public Infrastructure Project, landscaping and grading for the Public Infrastructure Project, interest expense and other costs of financing, and other reasonably related costs of carrying out the Public Infrastructure Project.

4. Water, Storm Water Drainage and Sanitary Sewer System Project Costs; Forgivable Loan Disbursement Request. Upon completion of the Water, Storm Water Drainage and Sanitary Sewer System Project, the Developer agrees to submit a Forgivable Loan disbursement request (the “Forgivable Loan Disbursement Request”) in the form attached hereto as Exhibit E.

The Forgivable Loan Disbursement Request shall be accompanied by documentation (the “Forgivable Loan Costs Documentation”) detailing the costs (the “Water, Storm Water Drainage and Sanitary Sewer System Project Costs”) incurred in the completion thereof, including invoices and such other documentation as is reasonably requested by the City, confirming that such Water, Storm Water Drainage and Sanitary Sewer System Project Costs detailed in such Forgivable Loan Costs Documentation were in fact incurred in the construction of the Water, Storm Water Drainage and Sanitary Sewer System Project and that such Water, Storm Water Drainage and Sanitary Sewer System Project Costs are of an amount reasonably to have been expected with respect to such construction.

The Water, Storm Water Drainage and Sanitary Sewer System Project Costs may include costs relating to land acquisition for the Water, Storm Water Drainage and Sanitary Sewer System Project, designing and constructing the Water, Storm Water Drainage and Sanitary Sewer System Project, landscaping and grading for the Water, Storm Water Drainage and Sanitary Sewer System Project, interest expense and other costs of financing, and other reasonably related costs of carrying out the Water, Storm Water Drainage and Sanitary Sewer System Project.

5. Forgivable Loan The Developer agrees that the City will not advance the proceeds of the Forgivable Loan to the Developer until the Developer has submitted the Forgivable Loan Disbursement Request and the Promissory Note (as hereinafter defined) to the City. The Developer further agrees to apply the proceeds of the Forgivable Loan to the payment of the Water, Storm Water Drainage and Sanitary Sewer System Project Costs.

The Developer’s obligation to repay the Forgivable Loan shall be evidenced by a promissory note (the “Promissory Note”) to be executed by the Developer and delivered to the City. The Promissory Note shall be in substantially the form as set forth on Exhibit F hereto. All principal advanced under the Forgivable Loan shall be due and owing to the City at City Hall by Noon on June 30, 2048, unless sooner forgiven in accordance with the terms of this Agreement or made subject to acceleration in accordance with Section A.9 of this Agreement.

Nothing herein shall prohibit the Developer from forfeiting the right to loan forgiveness, as set forth in Section B.4 of this Agreement by prepaying on the Forgivable Loan at any time.

6. Developer’s Certifications – Payment Phases; Base Valuation. The Developer shall have the right to divide the taxable parcels comprising the Property into two (2) phases (the “Payment Phases” and, individually, each a “Payment Phase”) for purposes of calculating and

administering the Payments (as hereinafter defined) and forgiveness of the Forgivable Loan as set forth in Section B.4 below. The Developer agrees to certify (each a “Triggering Certification”) to the City its intent to begin the process of dividing Incremental Property Tax Revenues (as hereinafter defined) from each Payment Phase. Each Triggering Certification shall be made by no later than October 15 of the year immediately preceding the fiscal year in which the Developer intends for the Payments to begin for such Payment Phase. The Developer hereby acknowledges that the submission of the initial Worksheet (as defined in Section A.7 of this Agreement) for any particular Payment Phase will satisfy the requirements of this Section A.6. The Developer agrees that the Triggering Certification for the first Payment Phase shall be made no later than October 15, 2027.

The Developer agrees that the taxable base valuation (the “Base Valuation”) of the Property for purposes of calculating Incremental Property Tax Revenues (as hereinafter defined) under Section 403.19 of the Code of Iowa and this Agreement shall be the taxable valuation of the Property shown on the property tax rolls of Buchanan County tax rolls as of January 1 of the year prior to the year in which the Triggering Certification for the first Payment Phase is filed with the City. The Base Valuation shall be apportioned to the Property included in each Payment Phase on a pro rata basis, and the apportioned Base Valuation for each such Payment Phase shall be recorded in Section 3 of the worksheet for each Payment Phase.

7. Developer’s Certifications - TIF Estimates. The Developer agrees to certify to the City by no later than October 15 of each year during the Term (as hereinafter defined) commencing in the year in which the Triggering Certification is made for the first Payment Phase, the estimated amount of Incremental Property Tax Revenues anticipated to be paid with respect to the taxable incremental property valuation for the Property in the fiscal year immediately following such certification (the “Developer’s Estimate”). Each Developer’s Estimate shall then be divided into two figures: (1) 36.73% of the taxable incremental property valuation shall be designated as the “LMI Amount” (see Section B.8 below); and (2) 63.27% of the taxable incremental property valuation shall be designated as the “Remaining Incremental Property Tax Revenues.” The Remaining Incremental Property Tax Revenues shall be allocated to the Payments (as hereinafter defined) and forgiveness of the Forgivable Loan as set forth in Section B.4, as follows:

Forgivable Loan Allocation

The percentage of the Remaining Incremental Property Tax Revenues to be applied to forgiveness of the Forgivable Loan on each Forgiveness Date (as hereinafter defined) shall be equal to 80% of the Remaining Incremental Property Tax Revenues until such time that the Forgivable Loan is forgiven in full.

Allocation to Payments

The percentage (the “Payment Allocation Percentage”) of the Remaining Incremental Property Tax Revenues to be used in determining the amount (the “Projected Payment Amount”) of each of the Payments as set forth in Section B.5 shall be equal to 20% of the Remaining Incremental Property Tax Revenues, provided, however that at such time that the Forgivable Loan is forgiven in full, 100% of the Remaining Incremental Property Tax Revenues shall be used to make the Payments as set forth in Section B.5.

In submitting each such Developer's Estimate, the Developer will complete and submit the worksheet attached hereto as Exhibit G. For purposes of this Agreement, Incremental Property Tax Revenues are determined by: (1) determining the consolidated property tax levy (city, county, school, etc.) then in effect with respect to taxation of the Property; (2) subtracting (a) the debt service levies of all taxing jurisdictions, (b) the school district instructional support and physical plant and equipment levies and (c) any other levies which may be exempted from such calculation by action of the Iowa General Assembly; (3) multiplying the resulting modified consolidated levy rate times any incremental growth in the taxable valuation of the Property, as shown on the property tax rolls of Buchanan County, above and beyond the Base Valuation; and (4) deducting any property tax credits which shall be available with respect to the incremental valuation of the Property.

Upon request, the City staff shall provide reasonable assistance to the Developer in completing the worksheet required under this Section A.7.

8. Legal and Administrative Costs. The Developer hereby acknowledges that the City will cover the initial payment of legal fees and administrative costs (the "Actual Admin Costs") incurred by the City in connection with the drafting, negotiation and authorization of this Agreement, including the necessary amendment to the Urban Renewal Area. Furthermore, the Developer agrees that the City shall withhold an amount (the "Admin Withholding Amount") equal to the lesser of (1) \$10,000 or (2) the Actual Admin Costs from the Incremental Property Tax Revenues received by the City in order to recover some or all of the Actual Admin Costs.

Prior to funding any Payments or applying Incremental Property Tax Revenues to the forgiveness of the Forgivable Loan, the City will first withhold from the Incremental Property Tax Revenues an amount equal to the Admin Withholding Amount. Once an amount equal to the Admin Withholding Amount has been withheld by the City, the Payments shall be made and the Forgivable Loan forgiven as hereinafter set forth.

9. Default Provisions.

A. Events of Default. The following shall be "Events of Default" under this Agreement, and the term "Event of Default" shall mean, whenever it is used in this Agreement (unless otherwise provided), any one or more of the following events:

- (i) Failure by the Developer to complete construction of the Housing Project pursuant to the terms and conditions of this Agreement.
- (ii) Failure by the Developer to complete construction of the Water, Storm Water Drainage and Sanitary Sewer System Project pursuant to the terms and conditions of this Agreement.
- (iii) Failure by the Developer to complete construction of the Public Infrastructure Project pursuant to the terms and conditions of this Agreement.
- (iv) Failure by the Developer to observe or perform any other material covenant on its part, to be observed or performed hereunder.

B. Notice and Remedies. Whenever any Event of Default described in this Agreement occurs, the City shall provide written notice to the Developer describing the cause of the default

and the steps that must be taken by the Developer in order to cure the default. The Developer shall have thirty (30) days after receipt of the notice to cure the default or to provide assurances satisfactory to the City that the default will be cured as soon as reasonably possible. If the Developer fails to cure the default or provide assurances, the City shall then have the right to:

- (i) Pursue any action available to it, at law or in equity, in order to enforce the terms of this Agreement.
- (ii) Accelerate the due date of the then unforgiven principal amount of the Forgivable Loan, which amount shall become due and owing within 30 days of the provision of a written notice of such acceleration from the City to the Developer. In the event of acceleration of the Forgivable Loan, the provisions with respect to loan forgiveness as set forth in section B.4 of this Agreement shall not apply.
- (iii) Withhold the Payments under Section B.5 of this Agreement, such right being additional to the right of annual appropriation as set forth in Section B.6 below.
- (iv) Terminate this Agreement.

B. City's Covenants:

1. Review of Forgivable Loan Disbursement Request and Water and Sewer Main Project Costs Documentation. The City staff will review the Forgivable Loan Disbursement Request upon receipt from the Developer. If the City staff determines that a Forgivable Loan Disbursement Request satisfies the requirements of Section A.4 above, then the City shall record a summary of the date, amount and nature of such costs (the "Accepted Water, Storm Water Drainage and Sanitary Sewer System Project Costs") on the Summary of Accepted Water, Storm Water Drainage and Sanitary Sewer System Project Costs attached hereto as Exhibit H, and such summary shall be the official record of the Accepted Water, Storm Water Drainage and Sanitary Sewer System Project Costs for purposes of tallying the maximum amount of the Forgivable Loan allowed to the Developer under this Agreement.

If the City determines that a Forgivable Loan Disbursement Request received from the Developer does not meet the requirements of Section A.4 above, then the City shall notify the Developer within fifteen (15) days of such determination in order to allow an opportunity for the Developer to cure the noted deficiencies.

2. Review of Infrastructure Costs Documentation. The City staff will review the Infrastructure Costs Documentation upon receipt from the Developer. If the City determines the costs set forth in the Infrastructure Costs Documentation are costs reasonably incurred in the construction of the Public Infrastructure Project, then the City shall record a summary of the date, amount and nature of the costs (the "Accepted Infrastructure Costs") on the Summary of Accepted Infrastructure Costs attached hereto as Exhibit I, and such summary shall be the official record of the Accepted Infrastructure Costs for purposes of tallying the Maximum Payment Total, as defined in Section B.5 of this Agreement.

If the City determines the Infrastructure Costs set forth in the Infrastructure Costs Documentation are not costs reasonably incurred in the construction of the Public Infrastructure

Project, the City shall notify the Developer of such determination within fifteen (15) days of such determination in order to allow an opportunity for the Developer to cure the noted deficiencies.

3. Forgivable Loan. In recognition of the Developer's obligations set out above with respect to the construction of the Water, Storm Water Drainage and Sanitary Sewer System Project, the City hereby agrees to advance the proceeds of the Forgivable Loan to the Developer in an amount equal to the lesser of (i) the Accepted Water, Storm Water Drainage and Sanitary Sewer System Project Costs, or (ii) \$530,000 within thirty (30) days of the receipt of a satisfactory Forgivable Loan Disbursement Request from the Developer.

4. Loan Forgiveness. Principal of the Forgivable Loan shall be forgiven annually on each May 1 (each, herein referred to as a "Forgiveness Date"), during the Term of this Agreement, commencing May 1 of the fiscal year immediately succeeding the fiscal year in which the Triggering Certification is filed for the first Payment Phase and continuing to, and including, May 1 of the year in which the final Payment is made (as set forth in Section B.5 below). The amount of forgiveness on each Forgiveness Date shall be in an amount equal to the amount of Remaining Incremental Property Tax Revenues that are received by the City from the Buchanan County Treasurer that are attributable to the Property during the twelve (12) month period immediately preceding each Forgiveness Date factored by eighty percent (80%). Further, the Remaining Incremental Property Tax Revenues for each Payment Phase may only be applied to Loan Forgiveness for a total of ten (10) fiscal years.

5. Payments. In recognition of the Developer's obligations set out above with respect to the construction of the Public Infrastructure Project, the City agrees to make ten (10) annual economic development tax increment payments (the "Payments" and individually, each a "Payment") to the Developer during the Term pursuant to Chapters 15A and 403 of the Code of Iowa, provided, however, that the total amount of the Payments over said Term shall not exceed an amount (the "Maximum Payment Total") equal to the lesser of (i) \$760,000; or (ii) the Accepted Infrastructure Costs. The Payments shall be funded from the incremental valuation of any given Payment Phase for a period not in excess of ten (10) years after the certification of such Phase. All Payments under this Agreement shall be subject to annual appropriation by the City Council, as provided hereunder.

Each Payment shall be in an amount equal to the amount of Remaining Incremental Property Tax Revenues that are received by the City from the Buchanan County Treasurer that are attributable to the Property during the twelve (12) month period immediately preceding each Payment date factored by the applicable Payment Allocation Percentage.

Prior to funding any Payments under this Agreement, the City will first withhold from the Incremental Property Tax Revenues an amount equal to the Admin Withholding Amount. Once an amount equal to the Admin Withholding Amount has been withheld by the City, the Payments shall be made as hereinafter set forth.

The Payments with respect to each Payment Phase will be made on June 1 of each fiscal year following an affirmative appropriation decision as provided for under Section B.6 below, beginning on June 1 of the fiscal year immediately succeeding the fiscal year in which the Triggering Certification is made for each Payment Phase, and continuing for a period of a total of

ten (10) fiscal years, provided, however, that no Payment will be made after the sooner of (i) the date on which the aggregate sum of Payments made hereunder equals the Maximum Payment Total; or (ii) June 1, 2048.

For example, assuming the Triggering Certification for the first Payment Phase is made by October 15, 2027, and all appropriation determinations are approved affirmatively by the City Council under Section B.6 below, Payments for the first Payment Phase will be made on each June 1, beginning June 1, 2029, and continuing through and including the sooner of June 1, 2038, or the date on which the aggregate sum of Payments made hereunder equals the Maximum Payment Total.

6. Security and Annual Appropriation. The Payments shall not constitute general obligations of the City, but shall be made solely and only from the Remaining Incremental Property Tax Revenues received by the City from the Buchanan County Treasurer which are attributable to the Property with the Housing Project thereon.

Each of the Payments shall be subject to annual appropriation by the City Council. Prior to December 1 of each year during the Term of this Agreement, beginning in the fiscal year in which the Triggering Certification is filed for the first Payment Phase, the City Council shall consider the question of obligating for appropriation to the funding of the Payments due in the following fiscal year, an amount of Remaining Incremental Property Tax Revenues to be collected in the following fiscal year equal to or less than the most recently submitted Projected Payment Amount (the “Appropriated Amount”).

In any given fiscal year, if the City Council determines to not obligate the then-considered Appropriated Amount, then the City will be under no obligation to fund the Payment scheduled to become due in the following fiscal year, and the Developer will have no rights whatsoever to compel the City to make such Payment, to seek damages relative thereto or to compel the funding of such Payment in future fiscal years. A determination by the City Council to not obligate funds for any particular fiscal year’s Payment shall not render this Agreement null and void, and the Developer shall make the next succeeding submission of the Developer’s Estimate as called for in Section A.7 above, provided however that no Payment shall be made after June 1, 2048.

7. Payment Amounts. Each Payment shall be in an amount equal to the corresponding Appropriated Amount (for example, for the Payment due on June 1, 2029, the amount of such Payment would be determined by the Appropriated Amount determined for certification by December 1, 2027), provided, however, that each Payment shall not exceed the amount of Remaining Incremental Property Tax Revenues (excluding allocations of “back-fill” or “make-up” payments from the State of Iowa for property tax credits or roll-back) received by the City from the Buchanan County Treasurer attributable to the taxable valuation of the Property and factored by the applicable Payment Allocation Percentage.

8. Low and Moderate Income Set Aside. On each Payment date, the City shall retain from then-accumulated Incremental Property Tax Revenues received with respect to the Property an amount equal to such accumulated Incremental Property Tax Revenues multiplied by the minimum percentage required by Section 403.22 of the Code of Iowa. As of the date of this Agreement, the applicable minimum percentage is 36.73%. At such time that the City has retained

Incremental Property Tax Revenues equal to the sum of 36.73% of the Maximum Payment Total plus 36.73% of the amount of the Forgivable Loan, the City shall no longer be required to retain the LMI Amount from the Incremental Property Tax Revenues before applying such Incremental Property Tax Revenues to forgiveness of the Forgivable Loan or making the Payments to the Developer.

The funds retained shall be used by the City in the provision of assistance to low and moderate income families, pursuant to Section 403.22 of the Code of Iowa. The Developer may apply to the City for all or a portion of the funds set aside for assistance to low and moderate income families, provided the Developer can document to the satisfaction of the City that housing units which are located on the Property are occupied or reserved to be occupied by families which meet the required income limits of state law. The City reserves the right to allocate funds retained under this Section B.8 in any lawful manner of its choosing.

9. Certification of Payment Obligation. In any given fiscal year, if the City Council determines to obligate the then-considered Appropriated Amount, as set forth in Section B.6 above, then the City Clerk will certify by December 1 of each such year to the Buchanan County Auditor (for purposes of Section 403.19 of the Code of Iowa) an amount equal to the most recently obligated Appropriated Amount for the funding of the Payment, plus the corresponding LMI Amount due in the next succeeding fiscal year.

C. Administrative Provisions

1. Assignment. Neither party shall have the right to cause the Agreement to be amended, assigned, assumed, sold or otherwise transferred without the prior written consent of the other party. However, the City hereby gives its permission that the Developer's rights to receive the economic development tax increment payments hereunder may be assigned by the Developer to a private lender, as security on a credit facility taken in connection with the Housing Project and/or the Public Infrastructure Project, without further action on the part of the City.

2. Successors. This Agreement shall inure to the benefit of and be binding upon the successors and assigns of the parties.

3. Term. The term (the "Term") of this Agreement shall commence on the Commencement Date and end on June 1, 20__.

4. Choice of Law. This Agreement shall be deemed to be a contract made under the laws of the State of Iowa and for all purposes shall be governed by and construed in accordance with laws of the State of Iowa.

The City and the Developer have caused this Agreement to be signed in their names and on their behalf by their duly authorized officers, all as of the day and date written above.

CITY OF INDEPENDENCE, IOWA

By: _____
Mayor

Attest:

City Clerk

STEVE GEE CONSTRUCTION, INC.

By: _____

EXHIBIT A
LEGAL DESCRIPTION OF PROPERTY

Beginning at the SE corner of Lot 5, Hummingbird Court at the Pines, Second Addition to the City of Independence, Buchanan County, Iowa; thence along the East line of said Hummingbird Court at the Pines, Second Addition, N00°43'24"W, 45.49 feet; thence continuing along said East line N00°25'10"W, 269.98 feet to the SW corner of Lot 6, Goldfinch Court at the Pines, First Addition; thence along the southerly line of said Goldfinch Court at the Pines, First Addition, N61°11'21"E, 736.70 feet; thence N65°25'41"E, 88.35 feet to the SW corner of Lot 4, Cardinal Court at the Pines; thence along the southerly boundary of Cardinal Court at the Pines N81°16'41"E, 193.75 feet; thence N89°50'03"E, 263.16 feet to the west right-of-way line of 6th Avenue Southwest; thence along said west right-of-way line S00°09'57"E, 277.74 feet to the Northeast corner of Tract A of the Pines First Addition; thence along the northerly line of said Pines First Addition S89°50'08"W, 251.57 feet; thence S61°22'57"W, 936.33 feet to the NE corner of Lot 1 of the Pines Second Addition; thence S75°25'08"W, 41.49 feet; thence N89°59'47"W, 65.11 feet to the point of beginning. Described land contains 9.12 acres and is subject to easements and restrictions of record.

EXHIBIT B
SITE PLAN FOR HOUSING PROJECT

EXHIBIT C
**TIMELINE AND SPECIFICATIONS FOR PUBLIC INFRASTRUCTURE
PROJECT**

**TIMELINE AND SPECIFICATIONS FOR WATER, STORM WATER
DRAINAGE AND SANITARY SEWER SYSTEM PROJECT**

EXHIBIT D
FORM OF COVER PAGE FOR INFRASTRUCTURE COSTS
DOCUMENTATION

Date submitted: _____

Submitted by: _____

Contact information: _____

Index of Invoices/Statements Attached to substantive request:

I, the undersigned hereby certify that the costs shown on the documents referred in the index above are (i) legitimate costs reasonably incurred in the undertaking of the Public Infrastructure Project; and (ii) distinct from and additional to all costs incurred in connection with the construction of the Water, Storm Water Drainage and Sanitary Sewer System Project.

STEVE GEE CONSTRUCTION, INC.

By: _____

Title: _____

Reviewed and accepted by the City of Independence, Iowa this ____ day of _____, 20__.

By: _____
City Manager

EXHIBIT E
FORM OF FORGIVABLE LOAN DISBURSEMENT REQUEST

Date submitted: _____

Submitted by: _____

Contact information: _____

Forgivable Loan Amount Requested \$_____

Index of Invoices/Statements Attached to substantive request:

[illegible]

I, the undersigned hereby certify that the costs shown on the documents referred in the index above are legitimate costs reasonably incurred in the undertaking of the Water and Sewer Main Project; and (ii) distinct from and additional to all costs incurred in connection with the Public Infrastructure Project.

STEVE GEE CONSTRUCTION, INC.

By: _____

Title: _____

Reviewed and accepted by the City of Independence, Iowa this _____ day of _____,
20__.

By: _____
City Manager

EXHIBIT F
PROMISSORY NOTE

MAXIMUM PRINCIPAL AMOUNT: \$_____

Dated: _____, 2025

Maturity Date: June 30, 20__

STEVE GEE CONSTRUCTION, INC. (the “Borrower”) for value received, promises to pay, to the City of Independence, Iowa (the “City”), its successors or assigns, the principal sum of _____ (\$_____), in lawful money of the United States of America, on June 30, 20__.

The City has made a forgivable loan to the Borrower in the principal amount of \$_____ (the “Forgivable Loan”) under this Promissory Note (the “Note”) and under a certain Development Agreement (the “Agreement”) between the City and the Borrower dated _____, 2025, and reference is hereby made to the Agreement for a more complete description of the rights and obligations of the parties hereof.

The Forgivable Loan shall be forgiven by the City in accordance with the terms and schedule set forth in the Agreement, and all amounts forgiven shall be recorded on the Schedule of Forgiveness hereon.

Payment of principal of the Forgivable Loan shall be made to the City of Independence at the Office of the City Clerk, City Hall, 105 N. Center, Independence, Iowa 51449 by Noon on June 30, 20__, unless sooner forgiven in accordance with the Agreement.

The Borrower reserves the right to prepay principal of this Note, in whole or in part, without penalty, at any time prior to maturity.

In the event of a default under the Agreement which has not been cured in accordance with the terms of the Agreement, including the failure to make repay principal of the Forgivable Loan under the terms of the Agreement, the Borrower agrees to pay all costs and expenses of collection, including reasonable attorney’s fees. The Borrower waives demand, presentment, notice of non-payment, protest, notice of protest and notice of dishonor.

This Note is secured, and its maturity is subject to acceleration in each case upon the terms provided in the Agreement.

The validity, construction and enforceability of this Note shall be governed by the internal laws of the State of Iowa without giving effect to the conflict of laws principles thereof.

STEVE GEE CONSTRUCTION, INC.

By: _____

Title: _____

SCHEDULE OF FORGIVENESS

<u>Date of Forgiveness</u>	<u>Amount Forgiven</u>	<u>Signature of City Clerk</u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>
<u> </u>	\$ <u> </u>	<u> </u>

EXHIBIT G
DEVELOPER'S ESTIMATE WORKSHEET

- (1) Date of Preparation: October ____, 20__.
- (2) Assessed Taxable Valuation of Property as of January 1, 20__:
 \$_____.
- (3) Base Taxable Valuation of Property (determined as of January 1, 2020):
 \$_____.
- (4) Incremental Taxable Valuation of Property (2 minus 3):
 \$_____ (the "TIF Value").
- (5) Current City fiscal year consolidated property tax levy rate for purposes of calculating Incremental Property Tax Revenues (the "Adjusted Levy Rate"):
 \$_____ per thousand of value.
- (6) The TIF Value (4) factored by the Adjusted Levy Rate (5).
 \$_____ x \$_____ /1000=\$_____ (the "TIF Estimate")
- (7) Developer's Estimate = \$_____ (TIF Estimate)
 x .3673 = \$_____ (Estimated LMI Amount)
 x .6327 = \$_____ (Remaining Incremental Property Tax Revenues)
 x .80 = \$_____ (Forgivable Loan Forgiveness)
 x .20 = \$_____ (Project Payment Amount prior to Loan Forgiveness)
 x .100 = \$_____ (Project Payment Amount ____ forgiveness in the full of the Forgivable Loan)

EXHIBIT H
**SUMMARY OF ACCEPTED WATER, STORM WATER DRAINAGE AND SANITARY
SEWER SYSTEM PROJECT COSTS**

[illegible]

EXHIBIT I

SUMMARY OF ACCEPTED INFRASTRUCTURE COSTS

[illegible]

May 21, 2025

VIA EMAIL

Matthew Schmitz
City Manager/City Hall
Independence, IA

Re: Development Agreement (Steve Gee Construction, Inc.)
File No. 419440-111

Dear Matthew:

Attached please find the proceedings covering the City Council's public hearing on the proposed Development Agreement with Steve Gee Construction, Inc., followed by a resolution approving the Agreement and pledging certain incremental property tax revenues to the payment of the Agreement.

A copy of the Resolution must be filed with the Buchanan County Auditor. Please print an extra copy for that purpose.

We would appreciate receiving one fully executed copy of these proceedings and of the executed Development Agreement as soon as they are available.

Please call John Danos or me with questions.

Kind regards,

Amy Bjork

Attachments

cc: Susi Lampe

HOLD HEARING ON AND APPROVE
DEVELOPMENT AGREEMENT AND
TAX INCREMENT PAYMENTS

(STEVE GEE CONSTRUCTION, INC.)

419440-111

Independence, Iowa

May 27, 2025

A meeting of the City Council of the City of Independence, Iowa, was held at 5:00 p.m., on May 27, 2025, at the City Hall, in the City, pursuant to the rules of the Council.

The Mayor presided and the roll was called, showing members present and absent as follows:

Present: _____

Absent: _____.

The City Council investigated and found that notice of the intention of the Council to conduct a public hearing on a Development Agreement between the City and Steve Gee Construction, Inc. had been published according to law and as directed by the City Council and that this is the time and place at which the Council shall receive oral or written objections from any resident or property owner of the City. All written objections, statements, and evidence heretofore filed were reported to the Council, and all oral objections, statements, and all other exhibits presented were considered.

The following named persons presented oral objections, statements, or evidence as summarized below; filed written objections or statements, copies of which are attached hereto; or presented other exhibits, copies of which are attached hereto:

(Here list all persons presenting written or oral statements or evidence and summarize each presentation.)

There being no further objections or comments, the Mayor announced that the hearing was closed.

Council Member _____ introduced the resolution next hereinafter set out and moved its adoption, seconded by Council Member _____; and after due consideration thereof by the City Council, the Mayor put the question upon the adoption of said resolution, and the roll being called, the following named Council Members voted:

Ayes: _____

Nays: _____.

Whereupon, the Mayor declared said resolution duly adopted, as follows:

RESOLUTION 2025-_____

Resolution Approving Development Agreement with Steve Gee Construction, Inc.,
Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain
Tax Increment Revenues to the Payment of the Agreement

WHEREAS, the City of Independence, Iowa (the “City”), pursuant to and in strict compliance with all laws applicable to the City, and in particular the provisions of Chapter 403 of the Code of Iowa, has adopted an Urban Renewal Plan for the 2025 Pines Housing Urban Renewal Area (the “Urban Renewal Area”); and

WHEREAS, this City Council has adopted an ordinance providing for the division of taxes levied on taxable property in the Urban Renewal Area pursuant to Section 403.19 of the Code of Iowa and establishing the fund referred to in Subsection 2 of Section 403.19 of the Code of Iowa (the “Urban Renewal Tax Revenue Fund”), which fund and the portion of taxes referred to in that subsection may be irrevocably pledged by the City for the payment of the principal of and interest on indebtedness incurred under the authority of Section 403.9 of the Code of Iowa to finance or refinance in whole or in part projects in the Urban Renewal Area; and

WHEREAS, the City has proposed to enter into a certain development agreement (the “Development Agreement”) with Steve Gee Construction, Inc. (the “Developer”) in connection with the construction by the Developer of public infrastructure necessary for the development of a residential subdivision in the Urban Renewal Area (the “Project”); and

WHEREAS, under the Development Agreement, the City will agree to provide financial incentives (the “Incentives”) to the Developer in the form of (i) annual appropriation incremental property tax payments (the “Payments”) in an amount not to exceed \$760,000 under the authority of Section 403.9(1) of the Code of Iowa; and (ii) an economic development forgivable loan in an amount not to exceed \$530,000; and

WHEREAS, this City Council, pursuant to Section 403.9 of the Code of Iowa, has published notice, has held a public hearing on the Agreement on May 27, 2025, and has otherwise complied with statutory requirements for the approval of the Development Agreement, and it is now necessary to make provision for the approval of the Development Agreement; and

WHEREAS, Chapter 15A of the Code of Iowa (“Chapter 15A”) declares that economic development is a public purpose for which a City may provide grants, loans, tax incentives, guarantees and other financial assistance to or for the benefit of private persons; and

WHEREAS, Chapter 15A requires that before public funds are used for grants, loans, tax incentives or other financial assistance, a City Council must determine that a public purpose will reasonably be accomplished by the spending or use of those funds; and

WHEREAS, Chapter 15A requires that in determining whether funds should be spent, a City Council must consider any or all of a series of factors;

NOW, THEREFORE, It Is Resolved by the City Council of the City of Independence, Iowa, as follows:

Section 1. Pursuant to the factors listed in Chapter 15A, the City Council hereby finds that:

(a) The Project will add diversity and generate new opportunities for the Independence and Iowa economies; and

(b) The Project will generate public gains and benefits, particularly in the creation and retention of jobs and income and the creation of new housing opportunities, which are warranted in comparison to the amount of the proposed Incentives; and

Section 2. The City Council further finds that a public purpose will reasonably be accomplished by entering into the Development Agreement and providing the Incentives to the Developer as provided for therein.

Section 3. The Development Agreement is hereby approved, and the Mayor and City Clerk are hereby authorized and directed to execute and deliver the Development Agreement on behalf of the City, in substantially the form and content in which the Agreement has been presented to this City Council. The City Manager and the Mayor are also authorized to make such changes, modifications, additions or deletions as they, with the advice of bond counsel, may believe to be necessary, and to take such actions as may be necessary to carry out the provisions of the Development Agreement.

Section 4. The Payments by the City under the Development Agreement shall be subject to annual appropriation by the City Council, in the manner set out in the Development Agreement. As provided and required by Chapter 403 of the Code of Iowa, the Payments shall be payable solely from a subfund (the "Steve Gee Construction, Inc. Subfund"), into which shall be paid that portion of the income and proceeds of the Urban Renewal Tax Revenue Fund attributable to property taxes derived from the property as described as follows:

Beginning at the SE corner of Lot 5, Hummingbird Court at the Pines, Second Addition to the City of Independence, Buchanan County, Iowa; thence along the East line of said Hummingbird Court at the Pines, Second Addition, N00°43'24"W, 45.49 feet; thence continuing along said East line N00°25'10"W, 269.98 feet to the SW corner of Lot 6, Goldfinch Court at the Pines, First Addition; thence along the southerly line of said Goldfinch Court at the Pines, First Addition, N61°11'21"E, 736.70 feet; thence N65°25'41"E, 88.35 feet to the SW corner of Lot 4, Cardinal Court at the Pines; thence along the southerly boundary of Cardinal Court at the Pines N81°16'41"E, 193.75 feet; thence N89°50'03"E, 263.16 feet to the west right-of-way line of 6th Avenue Southwest; thence along said west right-of-way line S00°09'57"E, 277.74 feet to the Northeast corner of Tract A of the Pines First Addition; thence along the northerly line of said Pines First Addition S89°50'08"W, 251.57 feet; thence S61°22'57"W, 936.33 feet to the NE corner of Lot 1 of the Pines Second Addition; thence S75°25'08"W, 41.49 feet; thence N89°59'47"W, 65.11 feet to the point of beginning. Described land contains 9.12 acres and is subject to easements and restrictions of record.

Section 5. The City hereby pledges to the payment of the Development Agreement the Steve Gee Construction, Inc. Subfund and the taxes referred to in Subsection 2 of Section 403.19 of the Code of Iowa to be paid into such Subfund, provided, however, that no Payment will be made under the Agreement unless and until monies from the Steve Gee Construction, Inc. Subfund are appropriated for such purpose by the City Council.

Section 6. After its adoption, a copy of this resolution shall be filed in the office of the county auditor of Buchanan County to evidence the continuing pledging of the Steve Gee Construction, Inc. Subfund and the portion of taxes to be paid into such Subfund and, pursuant to the direction of Section 403.19 of the Code of Iowa, the county auditor shall allocate the taxes in accordance therewith and in accordance with the tax allocation ordinance referred to in the preamble hereof.

Section 7. All resolutions or parts thereof in conflict herewith are hereby repealed.

Passed and approved May 27, 2025.

Mayor

Attest:

City Clerk

• • • • •

On motion and vote the meeting adjourned.

Mayor

Attest:

City Clerk

STATE OF IOWA
BUCHANAN COUNTY SS:
CITY OF INDEPENDENCE

I, the undersigned, City Clerk of the City of Independence, Iowa hereby certify that the foregoing is a true and correct copy of the minutes of the City Council of the City relating to holding a public hearing and adopting a resolution to approve a Development Agreement.

WITNESS MY HAND this _____ day of _____, 2025.

City Clerk

STATE OF IOWA

SS:

BUCHANAN COUNTY

I, the undersigned, County Auditor of Buchanan County, in the State of Iowa, do hereby certify that on the ____ day of _____, 2025, the City Clerk of the City of Independence, Iowa filed in my office a certified copy of a resolution of the City shown to have been adopted by the City Council and approved by the Mayor thereof on May 27, 2025, entitled: "Resolution Approving Development Agreement with Steve Gee Construction, Inc., Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain Tax Increment Revenues to the Payment of the Agreement," and that I have duly placed the copy of the resolution on file in my records.

WITNESS MY HAND this ____ day of _____, 2025.

County Auditor



CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA - City Manager

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: May 27, 2025

ITEM TITLE: Fiscal Year 2025 Budget Amendment #2

BACKGROUND:

This is for grants, insurance claims, and other unexpected revenues received in Fiscal Year 2025, and projects and unexpected expenses that have occurred already in Fiscal Year 2025. A public hearing was held on May 12, 2025, and there were no public comments. This is the next step in the process.

DISCUSSION:

N/A

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of efficient and effective planning and prioritizing of all available resources. This item helps achieve that vision by supporting staff to follow the State of Iowa code following budget requirements, as well as allowing for modifications of the budget to facilitate changes in work throughout the year.

FINANCIAL CONSIDERATION:

There is no financial consideration at this step. Upon approval and the resolution being signed, a copy will need to be taken to the Buchanan County Auditor along with the public hearing proof of publication and a copy of the budget amendment from the State's website.

RECOMMENDATION:

Staff recommends a motion to approve and authorize the Mayor to sign the resolution that amends the Fiscal Year 2025 Budget.

RESOLUTION NO. 2025-

**A RESOLUTION APPROVING THE BUDGET AMENDMENT #2
FOR FISCAL YEAR 2024/2025; WITHIN THE CITY OF
INDEPENDENCE, BUCHANAN COUNTY, IOWA.**

WHEREAS, the Council has authorized and approved the budget amendment for fiscal year 2024/2025; and

WHEREAS, the Transfer Spreadsheet as attached includes all required budgetary transfers for the fiscal year 2024/2025 Budget as adopted; and

WHEREAS, the budget amendment for the fiscal year 2024/2025, as set forth in the Record of Hearing and Adoption of Budget Amendment showing the total budget as certified or last amended, current amendment, and total budget after current amendment is adopted, and the Clerk is directed to make the filings required by law.

BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF INDEPENDENCE, BUCHANAN COUNTY, IOWA, that the Council met on Monday, May 27, 2025, at 5:00 p.m. in City Hall and by majority vote adopted a Resolution approving the budget amendment for fiscal year 2024/2025 as set forth in the Record of Hearing and Adoption of Budget Amendment showing the total budget as certified or last amended, current amendment, and total budget after current amendment is adopted; within the City of Independence, Buchanan County, Iowa.

RESOLUTION NO. 2025- was passed and approved by a majority vote of the City Council of Independence, Iowa, on the 27th day of May 2025.

Record of Voting:

Ayes:

Nays:

Absent:

RESOLUTION NO. 2025- declared passed and adopted by the Mayor on this 27th day of May 2025.

Brad Bleichner, Mayor of the City of Independence, Iowa

ATTEST:

Susi Lampe, IaCMC, IaCFO,
Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA

NOTICE OF PUBLIC HEARING - AMENDMENT OF CURRENT BUDGET				Item #13.
City of INDEPENDENCE				
Fiscal Year July 1, 2024 - June 30, 2025				
The City of INDEPENDENCE will conduct a public hearing for the purpose of amending the current budget for fiscal year ending June 30, 2025				
Meeting Date/Time: 5/12/2025 05:00 PM		Contact: Susi Lampe		Phone: (319) 334-2780
Meeting Location: City Hall, 331 1st Street E, Independence, IA 50644				
There will be no increase in taxes. Any residents or taxpayers will be heard for or against the proposed amendment at the time and place specified above. A detailed statement of: additional receipts, cash balances on hand at the close of the preceding fiscal year, and proposed disbursements, both past and anticipated, will be available at the hearing. Budget amendments are subject to protest. If protest petition requirements are met, the State Appeal Board will hold a local hearing. For more information, consult https://dom.iowa.gov/local-gov-appeals .				
REVENUES & OTHER FINANCING SOURCES		Total Budget as Certified or Last Amended	Current Amendment	Total Budget After Current Amendment
Taxes Levied on Property	1	4,733,593	413	4,734,006
Less: Uncollected Delinquent Taxes - Levy Year	2	0	0	0
Net Current Property Tax	3	4,733,593	413	4,734,006
Delinquent Property Tax Revenue	4	0	0	0
TIF Revenues	5	1,299,580	0	1,299,580
Other City Taxes	6	1,152,459	31,931	1,184,390
Licenses & Permits	7	89,020	11,112	100,132
Use of Money & Property	8	1,897,465	83,790	1,981,255
Intergovernmental	9	1,940,510	109,885	2,050,395
Charges for Service	10	3,128,878	147,020	3,275,898
Special Assessments	11	120,280	27,960	148,240
Miscellaneous	12	2,627,876	155,147	2,783,023
Other Financing Sources	13	0	0	0
Transfers In	14	3,253,900	210,000	3,463,900
Total Revenues & Other Sources	15	20,243,561	777,258	21,020,819
EXPENDITURES & OTHER FINANCING USES				
Public Safety	16	2,695,893	76,989	2,772,882
Public Works	17	1,927,990	150	1,928,140
Health and Social Services	18	3,000	0	3,000
Culture and Recreation	19	1,963,488	143,063	2,106,551
Community and Economic Development	20	951,387	40,000	991,387
General Government	21	792,318	64,500	856,818
Debt Service	22	1,728,158	0	1,728,158
Capital Projects	23	1,798,456	260,406	2,058,862
Total Government Activities Expenditures	24	11,860,690	585,108	12,445,798
Business Type/Enterprise	25	4,789,301	255,000	5,044,301
Total Gov Activities & Business Expenditures	26	16,649,991	840,108	17,490,099
Transfers Out	27	3,253,900	210,000	3,463,900
Total Expenditures/Transfers Out	28	19,903,891	1,050,108	20,953,999
Excess Revenues & Other Sources Over (Under) Expenditures/Transfers Out	29	339,670	-272,850	66,820
Beginning Fund Balance July 1, 2024	30	16,181,076	0	16,181,076
Ending Fund Balance June 30, 2025	31	16,520,746	-272,850	16,247,896
Explanation of Changes: Received unanticipated grant, insurance, and other revenue monies to offset expenses.				

	FY2025									TRANSFER TOTALS				
	TRANSFERS:	TO	OUT	IN	FROM					OUT	IN			
001	GENERAL								001-910-6910	630,640.00	699,000.00	001-910-4830		
Emergency Levy County Apportionments					119	Mthly as received					66,786.00	001-910-4831		
Help fund General Fund				694,000.00	121									
To Gen Fund IT line				5,000.00	121									
Admin Fee repayment				16,786.00	125									
Catalyst grant payback				50,000.00	125									
IPAIT COMPLEX 001-000-1154		323	8,500.00											
Franchise 950-4065		323	200,000.00			quarterly	As received							
Econ Development		160	10,325.00			will get back with FY26 TIF cert								
Library		003	375,573.00											
2022B GO						1/26/24 removed 100,738								
Police Station Savings		FY2023	36,242.00											
										0.00	0.00			
003 - library									003-910-6910	0.00	375,573.00	003-910-4830		
Library				375,573.00	001	Mthly	31,297.75							
		323				CHANGE DOUBLE CHECK TAB								
005 - hotel/motel									005-910-6910	54,500.00	0.00	005-910-4830		
	Library	323	38,500.00								0.00	005-910-4831		
	Complex	323	16,000.00											
	Parks	323												
119	EMERGENCY								119-910-6910	0.00	0.00	119-910-4830		
Emergency Levy County Apportionments		001				Mthly as received								
121	LOST								121-910-6910	854,200.00	0.00	121-910-4830		
GO BONDS	2018 & 2023	200	0.00			1/26/24 removed 79,650+37500								
CIP		323	130,200.00											
CIP Library geothermal units		323	25,000.00											
Correct Negative fund balance		316	0.00											
Citizen Share Sidewalk Repair Program		210												
Correct Negative fund balance		322	0.00											
To Gen Fund IT line		001	5,000.00											
Help fund General Fund		001	694,000.00											
210	ASSESS FB								210-910-6910	50,000.00	0.00	210-910-4830		
*these funds need to pay projects Funds ONLY					001									
Correct Negative fund balance		316	15,389.00											
Correct Negative fund balance		322	34,611.00											
	bond or negative projects	200	0.00											
125	TIF								125-910-6911	898,021.00	0.00	NEVER INSL		
Admin Fee repayment		001	16,786.00											
2021 GO	Prin, Int, Fee	200	38,278.00											
2017/18 GO	Prin, Int	200	116,400.00											
2016 GO	Prin, Int, Fee	200	80,300.00											
2022 GO	Prin, Int	200	152,442.00											
Comm Restoration		160	7,000.00											
Comm Restoration		160	39,610.00											
Comm Restoration		160	170,000.00			using some of this for Boubin Comm Restor grant 18,769.19								
Comm Restoration		001	50,000.00			will pay back in FY26								
Forgive Loan Repayment		600	57,440.00											
Forgive Loan Repayment		610	57,440.00											
LMI Setaside		145	112,325.00											

	FY2025		TO	OUT	IN	FROM					TRANSFER TOTALS				
	TRANSFERS:										OUT	IN			
145 LMI										145-910-6910	0.00	112,325.00	145-910-4831 TIF		
LMI Setaside					112,325.00	125									
160	Restoration Grant									160-910-6910	0.00	10,325.00	160-910-4830		
Econ Development	Restoration Grant shortage				10,325.00	001						216,610.00	160-910-4831		
Comm Restoration	Buc Co Econ Dev/Historical Society				7,000.00	125									
Comm Restoration	Restoration Grants				39,610.00	125									
Comm Restoration	Catalyst grant matches				170,000.00	125									
302	CAP STREET PROJ									302-910-6910	180,000.00	0.00	302-910-4830		
	came from storm water to cover 1st W expense	325		180,000.00		600									
	and put in wrong fund - RES 2025-06					610									
325											0.00	180,000.00	325-910-4830		
	from storm water to 302 to 325 - RES 2025-06				180,000.00	302									
316										316-910-6910		15,389.00	316-910-4830		
	Correct Negative fund balance				15,389.00	210									
322										322-910-6910		34,611.00	322-910-4830		
	Correct Negative fund balance				34,611.00	210									
323										323-910-6910	0.00	454,442.00	323-910-4830		
IPAIT COMPLEX	CIP 323-000-1136 Complex				8,500.00	001									
FRANCHISE FEE					200,000.00	001	quarterly as received								
	Police BLDG Savings FY2023				36,242.00	001							323-000-1130	36,242.00	Police Station Saving Acct
HOTEL/MOTEL	CIP 323-000-1136 Complex				16,000.00	005									
HOTEL/MOTEL	CIP 323-000-1134 Library				38,500.00	005									
HOTEL/MOTEL	CIP 323-000-1135 Parks					005									
HOTEL/MOTEL	CIP 323-000-1140 Pool					005									
LOST	CIP 323-000-1134 Library				25,000.00	121									
Local Option Sales					130,200.00	121									
600	Water Fund									600-910-6910	93,375.00	57,440.00	600-910-4831		
2021 1140K Rev		605		93,375.00			transfers monthly								
Forgive Loan Repayment					57,440.00	125									
605										605-910-6910	0.00	93,375.00	605-910-4830		
2021 1140K Rev					93,375.00	600	Mthly 7,781.25								
							CHANGE DOUBLE CHECK TAB								
610	SEWER									610-910-6910	678,164.00	57,440.00	610-910-4831		
2005/18/21 SEWER		614		512,054.00			transfers monthly								
2019 REV Bond SRF		611		95,560.00			transfers monthly								
2021 GO		200		70,550.00			transfers monthly								
Forgive Loan Repayment					57,440.00	125									
611										611-910-6910	0.00	95,560.00	611-910-4830		
2019 REV Bond SRF					95,560.00	610	Mthly 7,963.33								
							CHANGE DOUBLE CHECK TAB								
612										612-910-6910	0.00	0.00	612-910-4830		
						610									
614	SEWER SINK									614-910-6910	0.00	512,054.00	614-910-4830		
2005/18/21 SEWER					512,054.00	610	Mthly 42,671.17								
							CHANGE DOUBLE CHECK TAB								
740	STORM WATER									740-910-6910	25,000.00	0.00	740-910-4830		

	FY2025									TRANSFER TOTALS				
	TRANSFERS:	TO	OUT	IN	FROM					OUT	IN			
		200	25,000.00			transfers monthly								
200	DEBT SERVICE										95,550.00	200-910-4830	Regular	
											387,420.00	200-910-4831	TIF	
2018 GO				0.00	121	1/26/24 removed 79,650								
2023 GO				0.00	121	1/26/24 removed 37,500								
2021 GO				70,550.00	610	Mthly 5,879.17	CHANGE DOUBLE CHECK TAB							
2022B GO	PD Station remodel-traffic camera \$			0.00	001	1/26/24 removed 100,738								
2024 GO				0.00	210									
2023 GO				25,000.00	740	Mthly 2,083.33								
2016 GO	Prin, Int, Fee			80,300.00	125									
2017/18 GO	Prin, Int			116,400.00	125									
2021 GO	Prin, Int, Fee			38,278.00	125									
2022 GO	Prin, Int			152,442.00	125									
			3,463,900.00	3,463,900.00						3,463,900.00	3,463,900.00			
										out	in			
									State	general	685,140.00	1,151,684.00		
									Budget	special	854,200.00	328,935.00		
									Form	tif	898,021.00			
									Transfer	debt service	50,000.00	482,970.00		
									lines	CIP	180,000.00	684,442.00		
										Enterprise	796,539.00	815,869.00		
											3,463,900.00	3,463,900.00		
	Budget Amendment 1													
	Budget Amendment 2													
						MHI debt retirement amount								
						56,513.67	any debt being transferred out of 610							

Account Number	Note Type Category	Note Text
001-110-4190	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR
001-110-4550	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR
001-110-4700	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR / BUCHANAN CO HEALTH TRUST GRANT OF \$5,884
001-110-6506	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: BCHC TRUST GRANT \$5,844 COVERS THE INCREASE
001-110-6507	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: BCHC TRUST GRANT \$30 / \$305 EXTRA REVENUE TO COVER THIS
001-150-4475	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: THIS SHOULD BE CLOSER TO ACTUAL ANTICIPATED REVENUE
001-150-4710	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: LOANER E-1 REIMBURSEMENTS \$43,000 / 1ST CHECK FROM ICAP FOR OUR E-1 CLAIM \$49,702.63 + \$18,225.22 / OLD FANS SOLD FOR \$600
001-150-6240	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: \$500 FROM TOWNSHIP MONIES / \$1,500 FROM 001-150-6504 COVERS THE INCREASE
001-150-6310	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: \$6,300 FROM TOWNSHIP MONIES COVERS THIS INCREASE
001-150-6331	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: 4 PAYMENTS FOR LOANER E-1 AT \$9.750 = \$39,000
001-150-6399	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: \$500 FROM TOWNSHIP MONIES COVERS INCREASE
001-150-6504	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: MOVING \$1,000 TO 001-150-6507 / MOVING \$1,500 TO 001-150-6240
001-150-6507	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: MONEY CAME FROM 001-150-6504
001-170-4128	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR
001-170-4132	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR
001-170-4500	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR AFTER AMENDMENT #1
001-170-6499	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: PROPERTY BUY-OUT APPRAISALS 2 X \$400 = \$800 / OTHER EXPENSES PUT THIS OVER BUDGET

Account Number	Note Type Category	Note Text
001-210-4710	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR AFTER AMENDMENT #1
001-210-4720	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: WASTE MANAGEMENT ROAD DAMAGE CLAIM
001-210-4745	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR
001-280-4705	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RECEIVED MORE THAN BUDGETED FOR
001-280-6332	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: DONATION MONEY OF \$150 COVERS THIS INCREASE
001-699-6419	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: \$5,000 FROM LOST FOR MICROSOFT ADDITIONAL WORK / EDMUNDS GOVTECH DOWN PAYMENTS \$41,125 / DELL DOMAIN CHANGE & INFO TRANSFER \$17,312.51
160-534-6413	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: \$40,000 REIMBURSED ON 3/25/25 - CITY'S SHARE OF CASH MATCH FOR CATALYST GRANT WITH IEDA. STILL HAVE \$60,000 TO REIMBURSE FOR CITY'S SHARE
302-910-6910	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: RES 2025-06 MONEY CAME FROM STORM WATER AND WAS PUT HERE. SHOULD HAVE BEEN PUT IN 325 FUND FOR THE 1ST ST W PROJECT.
323-410-6770	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: GEOTHERMAL UNITS \$25,000 - COMING FROM LOST (121) FUND BALANCE. TO BE TRANSFERRED AT FISCAL YEAR END WITH OTHER TRANSFERS / \$5,000 SPRINKLER WORK USING FUND BALANCE
323-443-6727	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: EQUIPMENT COST \$10,500 INSTEAD OF THE \$10,000 IN THE ORIGINAL BUDGET / REDID THE FRONT DOOR \$8,282.28 / LEVI ARCHITECTURE PROPOSAL \$10,200
323-444-6727	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: PAINTING WAS LOWER THAN ORIGINAL BUDGET (\$43,378) / BOILER NEEDED REPAIRS \$12,524.74
325-910-4830	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: SEE NOTE IN 302-910-6910
600-810-6020	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: MONIES CAME FROM 610-815-6010
600-810-6407	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: IN THE EVENT THE WATER STUDY STARTS PRIOR TO 7/1/25 WHERE IT IS ORIGINALLY BUDGETED
600-810-6790	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: IN THE EVENT A REIMBURSEMENT IS NEEDED FOR NEW DEVELOPMENT
610-815-6010	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 FY2025 AMEND 2: MOVED TOTAL OF \$3,201 OUT - \$1,067 TO 600-810-6020, 610-815-6020, & 610-816-6020 IF HIRES A

Item #13.

Account Number	Note Type Category	Note Text
610-815-6010	Budget AMENDMENT 2 NOTE	FISCAL YR-2025 PART-TIME PERSON BEFORE 7/1/25



CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA - City Manager

FROM: Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

DATE OF MEETING: May 27, 2025

ITEM TITLE: Resolution setting the date for sale of General Obligation Corporate Purpose Bonds, Series 2025, and authorizing the use of a preliminary official statement in connection therewith

BACKGROUND:

During the FY2026 Budget process, Staff presented a plan to borrow funds to complete various projects and fund CIP purchases.

DISCUSSION:

This is another step in the process to be able to borrow funds as discussed during budget discussions.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of supporting high-quality City services, supporting and enhancing City infrastructure, and efficient and effective planning and prioritizing of all available resources. This item helps achieve that vision by supporting our workforce by providing needed tools and resources for City Business, enhancing infrastructure by providing funding for the 2027 Street Rehab project, and reviving Independence by providing funds to match the applied for BUILD grant for 1st Street West.

FINANCIAL CONSIDERATION:

There is no financial consideration in setting the date for sale of General Obligation Corporate Purpose Bonds, Series 2025 and authorizing the use of a preliminary official statement.

RECOMMENDATION:

Staff recommends a motion to approve and authorize the Mayor to sign the resolution that sets the date of June 9, 2025, at 11:00 am for the sale of General Obligation Corporate Purpose Bonds, Series 2025 and authorizing the use of a preliminary official statement in connection therewith. Further action related to the bonds will be taken at the June 9th regular meeting at 5:00 pm.

RESOLUTION NO. 2025-

Resolution setting the date for sale of General Obligation Corporate Purpose Bonds, Series 2025 and authorizing the use of a preliminary official statement in connection therewith

WHEREAS, the City of Independence (the “City”), in Buchanan County, State of Iowa, heretofore proposed to enter into a loan agreement (the “Essential Purpose Loan Agreement”), pursuant to the provisions of Section 384.24A of the Code of Iowa, and to borrow money thereunder in a principal amount not to exceed \$2,100,000 for the purpose of paying the costs, to that extent, of (a) constructing street, sidewalk, stormwater drainage, water system and sanitary sewer system improvements; (b) acquiring and installing street lighting, signage and signalization improvements; (c) acquiring vehicles and equipment for the municipal police department; (d) acquiring vehicles and equipment for the municipal fire department; (e) acquiring and installing emergency warning sirens; (f) acquiring vehicles and equipment for the municipal streets department; and (g) equipping existing municipal parks, and has published notice of the proposed action and has held a hearing thereon on March 24, 2025; and

WHEREAS, the City also proposed to enter into a loan agreement (the “General Purpose Loan Agreement,” and together with the Essential Purpose Loan Agreement, the “Loan Agreements”) and to borrow money thereunder in a principal amount not to exceed \$400,000, pursuant to the provisions of Section 384.24A of the Code of Iowa, for the purpose of paying the costs, to that extent, of (a) undertaking storage shed improvements for the street shop; (b) undertaking parking improvements for City Hall; (c) undertaking storage shed improvements for the parks and recreation department; and (d) planning for the City’s infrastructure and land use needs, and has published notice of the proposed action, has held a hearing thereon and as of March 24, 2025 no petition had been filed with the City asking that the question of entering into the General Purpose Loan Agreement be submitted to the registered voters of the City; and

WHEREAS, pursuant to the provisions of Section 384.28 of the Code of Iowa, the City combined the Loan Agreements into a single loan agreement (the “Loan Agreement”); and

WHEREAS, a Preliminary Official Statement (the “P.O.S.”) has been prepared to facilitate the sale of General Obligation Corporate Purpose Bonds, Series 2025 (the “Bonds”) in evidence of the obligation of the City under the Loan Agreement, and it is now necessary to make provision for the approval of the P.O.S. and to authorize its use by Speer Financial, Inc., as municipal advisor (the “Municipal Advisor”) to the City; and

WHEREAS, it is now necessary to set the date for the sale of the Bonds and to authorize the Municipal Advisor to carry out such sale;

NOW, THEREFORE, Be It Resolved by the City Council of the City of Independence, Iowa, as follows:

Section 1. The Mayor and City Manager are hereby authorized to take such action as shall be deemed necessary and appropriate, with the assistance of the Municipal Advisor, to prepare the P.O.S. describing the Bonds and providing for the terms and conditions of their sale, and all action heretofore taken in this regard is hereby ratified and approved.

Section 2. The use by the Municipal Advisor of the P.O.S. relating to the Bonds in substantially the form as has been presented to and considered by the City is hereby approved, and the Municipal Advisor is hereby authorized to prepare and use a final Official Statement for the Bonds substantially in the form of the P.O.S. but with such changes therein as are required to conform the same to the terms of the Bonds and the resolution, when adopted, providing for the sale and issuance of the Bonds, and the Mayor and/or City Manager are hereby authorized and directed to execute a final Official Statement for the Bonds, if requested. The P.O.S. as of its date is deemed final by the City within the meaning of Rule 15(c)(2)-12 of the Securities and Exchange Commission.

Section 3. Sealed bids for the purchase of the Bonds shall be received and canvassed on behalf of the City until 11:00 a.m. C.D.T., on June 9, 2025, City Hall, 331 1st Street E, Independence, Iowa, and the City Council shall meet on the same date, at 5:00 p.m., at the City Hall, Independence, Iowa, for the purpose of considering such bids received and considering and adopting a resolution providing for the award of the Bonds, and the Municipal Advisor is hereby authorized and directed to disseminate the notice of said sale, in compliance with the Internal Revenue Service regulations governing “Issue Price” determinations, such notice to minimally contain information regarding Establishment of Issue Price set forth in the “Terms of Offering” attached to the P.O.S. and to be in such form as the Municipal Advisor may deem to be appropriate.

Section 4. Pursuant to Section 75.14 of the Code of Iowa, the City Council hereby authorizes the Municipal Advisor to use electronic bidding procedures for the sale of the Bonds through Speer Auction®, and hereby finds and determines that the Speer Auction® competitive bidding system will provide reasonable security and maintain the integrity of the competitive bidding process and will facilitate the delivery of bids by interested parties under the circumstances of this bond sale.

Section 5. All resolutions or parts thereof in conflict herewith are hereby repealed to the extent of such conflict.

Section 6. This resolution shall be in full force and effect immediately upon its adoption and approval, as provided by law.

RESOLUTION NO. 2025- was passed and approved by a majority vote of the City Council of Independence, Iowa, on the 27th day of May 2025.

Record of Voting:

Ayes:

Nays:

Absent:

RESOLUTION NO. 2025- declared passed and adopted by the Mayor on this 27th day of May 2025.

Brad Bleichner, Mayor of the City of Independence, Iowa

ATTEST:

Susi Lampe, IaCMC, IaCFO,
Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA

May 21, 2025

Via Email

Susi Lampe
City Clerk/City Hall
Independence, Iowa

Re: General Obligation Corporate Purpose Bonds, Series 2025
Our File No. 419440-110

Dear Susi:

We have prepared and attach the necessary proceedings to set the date for the sale of General Obligation Corporate Purpose Bonds, Series 2025 (the “Bonds”) and to authorize the use of a preliminary official statement (the “P.O.S.”) in connection therewith.

The proceedings attached include the following items:

1. Minutes of the meeting, followed by the resolution authorizing the use of the P.O.S. in connection with the marketing of Bonds and setting June 9th as the date for the sale of Bonds.
2. Attestation Certificate with respect to the validity of the transcript.

Prior to the adoption of the resolution, you and the City Council should review the proposed P.O.S., which Speer Financial, Inc. is preparing, carefully for accuracy and to ensure that there are no important facts being left out of the document that might bear on potential risks to bond holders. It should be noted that, while we will review and comment on the limited portions of the document that are pertinent to our role as bond counsel, we have not been engaged as disclosure counsel and we will not engage in a full due diligence process to investigate the accuracy of financial data or any bond holder risks that are unknown to us, nor will we be providing any legal opinions with respect to the documents offering the Bonds for sale. **We are available to do this additional work as the City’s disclosure counsel if requested.**

As soon as possible after the City Council meeting, please return one fully executed copy of all of the completed pages in these proceedings. If you have any questions, please contact Erin Regan, Megan Newell or me.

Best regards,

John P. Danos

Attachments

cc: Matt Schmitz
Michelle Nejd
Speer Financial, Inc.
Diana VanVleet

MINUTES TO AUTHORIZE OFFICIAL
STATEMENT AND SET DATE FOR SALE
OF BONDS

419440-110

Independence, Iowa

May 27, 2025

The City Council of the City of Independence, Iowa, met on May 27, 2025, at 5:00 p.m., at the City Hall, Independence, Iowa.

The meeting was called to order by the Mayor, and the roll being called, the following named Council Members were present and absent:

Present: _____

Absent: _____.

After due consideration and discussion, Council Member _____ introduced the following resolution and moved its adoption, seconded by Council Member _____. The Mayor put the question upon the adoption of said resolution, and the roll being called, the following Council Members voted:

Ayes: _____

Nays: _____.

Whereupon, the Mayor declared the resolution duly adopted, as hereinafter set out.

• • • •

At the conclusion of the meeting and, upon motion and vote, the City Council adjourned.

Mayor

Attest:

City Clerk

RESOLUTION NO. 2025-_____

Resolution setting the date for sale of General Obligation Corporate Purpose Bonds, Series 2025 and authorizing the use of a preliminary official statement in connection therewith

WHEREAS, the City of Independence (the “City”), in Buchanan County, State of Iowa, heretofore proposed to enter into a loan agreement (the “Essential Purpose Loan Agreement”), pursuant to the provisions of Section 384.24A of the Code of Iowa, and to borrow money thereunder in a principal amount not to exceed \$2,100,000 for the purpose of paying the costs, to that extent, of (a) constructing street, sidewalk, stormwater drainage, water system and sanitary sewer system improvements; (b) acquiring and installing street lighting, signage and signalization improvements; (c) acquiring vehicles and equipment for the municipal police department; (d) acquiring vehicles and equipment for the municipal fire department; (e) acquiring and installing emergency warning sirens; (f) acquiring vehicles and equipment for the municipal streets department; and (g) equipping existing municipal parks, and has published notice of the proposed action and has held a hearing thereon on March 24, 2025; and

WHEREAS, the City also proposed to enter into a loan agreement (the “General Purpose Loan Agreement,” and together with the Essential Purpose Loan Agreement, the “Loan Agreements”) and to borrow money thereunder in a principal amount not to exceed \$400,000, pursuant to the provisions of Section 384.24A of the Code of Iowa, for the purpose of paying the costs, to that extent, of (a) undertaking storage shed improvements for the street shop; (b) undertaking parking improvements for City Hall; (c) undertaking storage shed improvements for the parks and recreation department; and (d) planning for the City’s infrastructure and land use needs, and has published notice of the proposed action, has held a hearing thereon and as of March 24, 2025 no petition had been filed with the City asking that the question of entering into the General Purpose Loan Agreement be submitted to the registered voters of the City; and

WHEREAS, pursuant to the provisions of Section 384.28 of the Code of Iowa, the City combined the Loan Agreements into a single loan agreement (the “Loan Agreement”); and

WHEREAS, a Preliminary Official Statement (the “P.O.S.”) has been prepared to facilitate the sale of General Obligation Corporate Purpose Bonds, Series 2025 (the “Bonds”) in evidence of the obligation of the City under the Loan Agreement, and it is now necessary to make provision for the approval of the P.O.S. and to authorize its use by Speer Financial, Inc., as municipal advisor (the “Municipal Advisor”) to the City; and

WHEREAS, it is now necessary to set the date for the sale of the Bonds and to authorize the Municipal Advisor to carry out such sale;

NOW, THEREFORE, Be It Resolved by the City Council of the City of Independence, Iowa, as follows:

Section 1. The Mayor and City Manager are hereby authorized to take such action as shall be deemed necessary and appropriate, with the assistance of the Municipal Advisor, to prepare the P.O.S. describing the Bonds and providing for the terms and conditions of their sale, and all action heretofore taken in this regard is hereby ratified and approved.

Section 2. The use by the Municipal Advisor of the P.O.S. relating to the Bonds in substantially the form as has been presented to and considered by the City is hereby approved, and the Municipal Advisor is hereby authorized to prepare and use a final Official Statement for the Bonds substantially in the form of the P.O.S. but with such changes therein as are required to conform the same to the terms of the Bonds and the resolution, when adopted, providing for the sale and issuance of the Bonds, and the Mayor and/or City Manager are hereby authorized and directed to execute a final Official Statement for the Bonds, if requested. The P.O.S. as of its date is deemed final by the City within the meaning of Rule 15(c)(2)-12 of the Securities and Exchange Commission.

Section 3. Sealed bids for the purchase of the Bonds shall be received and canvassed on behalf of the City until 11:00 a.m. C.D.T., on June 9, 2025, City Hall, 331 1st Street E, Independence, Iowa, and the City Council shall meet on the same date, at 5:00 p.m., at the City Hall, Independence, Iowa, for the purpose of considering such bids received and considering and adopting a resolution providing for the award of the Bonds, and the Municipal Advisor is hereby authorized and directed to disseminate the notice of said sale, in compliance with the Internal Revenue Service regulations governing "Issue Price" determinations, such notice to minimally contain information regarding Establishment of Issue Price set forth in the "Terms of Offering" attached to the P.O.S. and to be in such form as the Municipal Advisor may deem to be appropriate.

Section 4. Pursuant to Section 75.14 of the Code of Iowa, the City Council hereby authorizes the Municipal Advisor to use electronic bidding procedures for the sale of the Bonds through Speer Auction®, and hereby finds and determines that the Speer Auction® competitive bidding system will provide reasonable security and maintain the integrity of the competitive bidding process and will facilitate the delivery of bids by interested parties under the circumstances of this bond sale.

Section 5. All resolutions or parts thereof in conflict herewith are hereby repealed to the extent of such conflict.

Section 6. This resolution shall be in full force and effect immediately upon its adoption and approval, as provided by law.

Passed and approved May 27, 2025.

Mayor

Attest:

City Clerk

ATTESTATION CERTIFICATE

STATE OF IOWA
BUCHANAN COUNTY
CITY OF INDEPENDENCE

SS:

I, the undersigned, City Clerk of the City of Independence, do hereby certify that attached hereto is a true and correct copy of all of the proceedings of the City Council relating to fixing a date for the sale of the General Obligation Corporate Purpose Bonds, Series 2025 and approving a preliminary official statement for the sale of the Bonds, as referred to therein.

WITNESS MY HAND this _____ day of _____, 2025.

City Clerk



CITY COUNCIL MEMORANDUM

TO: City Council

FROM: Matthew R. Schmitz, MPA – City Manager

DATE OF MEETING: May 27, 2025

ITEM TITLE: Resolution appointing Brian Lau as the Independence Police Chief upon the retirement of the current Chief of Police

BACKGROUND:

Per Independence Municipal Code 30.06, the Mayor is responsible for appointing the Police Chief subject to the consent of a majority of the City Council.

DISCUSSION:

The Mayor formed an interview committee consisting of the two At-Large Council Members, Ralph Moore and Brian Prusator, the Mayor Pro-Tem and Ward 3 Councilmember, Michael O'Loughlin, the City Manager, and the Mayor to interview prospective candidates for the position on Wednesday, May 14, 2025.

After the interviews, the committee agreed that Mr. Brian Lau, current Police Captain, should be appointed Police Chief to serve once the current Police Chief, Mr. David Niedert, retires in late summer / early fall.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of supporting high-quality City services. This item helps achieve that vision by appointing the most highly qualified individual to fulfill this role.

FINANCIAL CONSIDERATION:

N/A

RECOMMENDATION:

Staff recommends a motion to approve and authorize the Mayor to sign the resolution formally appointing Brian Lau as the Independence Police Chief upon the retirement of the current Chief of Police.

RESOLUTION NO. 2025-

**RESOLUTION TO FORMALLY APPOINT BRIAN LAU, AS THE
INDEPENDENCE POLICE CHIEF; WITHIN THE CITY OF
INDEPENDENCE, BUCHANAN COUNTY, IOWA.**

WHEREAS, The City Council of the City of Independence wishes to appoint Brian Lau, as the Independence Police Chief to fulfill the position as outlined by the Code of Ordinances and the job description;

**NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF
INDEPENDENCE, IOWA, AS FOLLOWS:**

1. The City of Independence, Iowa, by and through its City Council, hereby appoints Brian Lau, as the Independence Police Chief and to fulfill the duties of Chapters 30 and other appropriate chapters of the City of Independence Code of Ordinances and corresponding Iowa Statutes.
2. All additional benefits will be accrued in accordance with the City's Personnel Policy Handbook.
3. Mr. Lau's appointment for this position shall occur and begin upon the retirement of the current Chief of Police, Mr. David Niedert.
4. The City Manager will negotiate the Salary for this position upon appointment.
5. The City Clerk/Treasurer shall file this Resolution with his/her records and maintain this Resolution as a public record.

RESOLUTION NO. 2025- was passed and approved by a majority vote of the City Council of Independence, Iowa, on the 27th day of May 2025.

Record of Voting:

Ayes:

Nays:

Absent:

RESOLUTION NO. 2025- declared passed and adopted by the Mayor on this 27th day of May 2025.

Brad Bleichner, Mayor of the City of Independence, IA

ATTEST:

Susi Lampe, IaCMC, IaCFO,
Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA



Axon Enterprise, Inc.
17800 N 85th St.
Scottsdale, Arizona 85255
United States
VAT: 86-0741227
Domestic: (800) 978-2737
International: +1.800.978.2737

Q-676205 **Item #16.**

→

Issued: 04/29/2025

Quote Expiration: 05/30/2025

Estimated Contract Start Date: 08/01/2025

Account Number: 327729
Payment Terms:
Mode of Delivery: UPS-GND

SHIP TO	BILL TO
Independence Police Department 1100 1st St E Independence, IA 50644-3118 USA	Independence Police Department - IA 1100 1st St E Independence IA 50644-3118 USA Email:

SALES REPRESENTATIVE	PRIMARY CONTACT
Wesley Rouse Phone: Email: wrouse@axon.com Fax:	Brian Lau Phone: 319-334-2520 Email: blau@independenceia.gov Fax:

Quote Summary

Program Length	60 Months
TOTAL COST	\$148,300.00
ESTIMATED TOTAL W/ TAX	\$148,300.00

Discount Summary

Average Savings Per Year	\$15,731.64
TOTAL SAVINGS	\$78,658.20

Payment Summary

Item #16.

Date	Subtotal	Tax	Total
Jul 2025	\$29,660.00	\$0.00	\$29,660.00
Jul 2026	\$29,660.00	\$0.00	\$29,660.00
Jul 2027	\$29,660.00	\$0.00	\$29,660.00
Jul 2028	\$29,660.00	\$0.00	\$29,660.00
Jul 2029	\$29,660.00	\$0.00	\$29,660.00
Total	\$148,300.00	\$0.00	\$148,300.00

Quote Unbundled Price:

Quote List Price:

Quote Subtotal:

\$22

Item #16.

\$176,573.20

\$148,300.00

Pricing

All deliverables are detailed in Delivery Schedules section lower in proposal

Item	Description	Qty	Term	Unbundled	List Price	Net Price	Subtotal	Tax	Total
Program									
Fleet3B+TAP	Fleet 3 Basic + TAP	10	60	\$227.59	\$204.74	\$159.74	\$95,844.00	\$0.00	\$95,844.00
B00047	BUNDLE - AXON BODY CAMERA STARTER BUNDLE	15	60	\$93.83	\$53.08	\$53.08	\$47,772.00	\$0.00	\$47,772.00
A la Carte Hardware									
100930	AXON BODY - USB- C WALL POWER SUPPLY (AB3 AB4)	15			\$20.00	\$20.00	\$300.00	\$0.00	\$300.00
11508	AXON BODY - MOUNT - RAPIDLOCK DOUBLE MOLLE	15			\$34.00	\$34.00	\$510.00	\$0.00	\$510.00
74021	AXON BODY - MOUNT - MAGNET THICK OUTERWEAR RAPIDLOCK	15			\$34.00	\$34.00	\$510.00	\$0.00	\$510.00
100975	AXON BODY - WING CLIP - HIGH RETENTION + TORQUE RAPIDLOCK	15			\$34.00	\$34.00	\$510.00	\$0.00	\$510.00
A la Carte Software									
100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	1	60		\$27.12	\$22.34	\$1,340.40	\$0.00	\$1,340.40
A la Carte Services									
80146	AXON BODY - PSO - VIRTUAL STARTER	1			\$2,500.00	\$1,513.60	\$1,513.60	\$0.00	\$1,513.60
Total							\$148,300.00	\$0.00	\$148,300.00

Delivery Schedule

Hardware

Bundle	Item	Description	QTY	Shipping Location	Estimated Delivery Date
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	100147	AXON BODY 4 - CAMERA - NA US FIRST RESPONDER BLK RAPIDLOCK	15	1	07/01/2025
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	100206	AXON BODY 4 - 8 BAY DOCK	2	1	07/01/2025
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	100466	AXON BODY 4 - CABLE - USB-C TO USB-C	17	1	07/01/2025
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	11507	AXON BODY - MOUNT - RAPIDLOCK SINGLE MOLLE	17	1	07/01/2025
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	70033	AXON - DOCK WALL MOUNT - BRACKET ASSY	2	1	07/01/2025
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	71019	AXON BODY - DOCK POWERCORD - NORTH AMERICA	2	1	07/01/2025
Fleet 3 Basic + TAP	100989	AXON FLEET - CRADLEPOINT R920-C7A+5YR NETCLOUD	10	1	07/01/2025
Fleet 3 Basic + TAP	70112	AXON SIGNAL - VEHICLE	10	1	07/01/2025
Fleet 3 Basic + TAP	71200	AXON FLEET - AIRGAIN ANT - 5-IN-1 2LTE 2WIFI 1GNSS BL	10	1	07/01/2025
Fleet 3 Basic + TAP	72036	AXON FLEET 3 - STANDARD 2 CAMERA KIT	10	1	07/01/2025
Fleet 3 Basic + TAP	72049	AXON FLEET 3 - SIM INSERTION - TMO	10	1	07/01/2025
A la Carte	100930	AXON BODY - USB- C WALL POWER SUPPLY (AB3 AB4)	15	1	07/01/2025
A la Carte	100975	AXON BODY - WING CLIP - HIGH RETENTION + TORQUE RAPIDLOCK	15	1	07/01/2025
A la Carte	11508	AXON BODY - MOUNT - RAPIDLOCK DOUBLE MOLLE	15	1	07/01/2025
A la Carte	74021	AXON BODY - MOUNT - MAGNET THICK OUTERWEAR	15	1	07/01/2025

Hardware

Bundle	Item	Description	QTY	Shipping Location	Estimated Delivery Date
		RAPIDLOCK			
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	73309	AXON BODY - TAP REFRESH 1 - CAMERA	15	1	12/31/2027
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	73689	AXON BODY - TAP REFRESH 1 - DOCK MULTI BAY	2	1	12/31/2027
Fleet 3 Basic + TAP	72040	AXON FLEET - TAP REFRESH 1 - 2 CAMERA KIT	10	1	07/01/2030

Software

Bundle	Item	Description	QTY	Estimated Start Date	Estimated End Date
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	73686	AXON EVIDENCE - STORAGE - UNLIMITED (AXON DEVICE)	15	08/01/2025	07/31/2030
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	73840	AXON EVIDENCE - ECOM LICENSE - BASIC	15	08/01/2025	07/31/2030
Fleet 3 Basic + TAP	80400	AXON EVIDENCE - FLEET VEHICLE LICENSE	10	08/01/2025	07/31/2030
Fleet 3 Basic + TAP	80410	AXON EVIDENCE - STORAGE - FLEET 1 CAMERA UNLIMITED	20	08/01/2025	07/31/2030
A la Carte	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	1	08/01/2025	07/31/2030

Services

Bundle	Item	Description	QTY
Fleet 3 Basic + TAP	73391	AXON FLEET 3 - DEPLOYMENT PER VEHICLE - NOT OVERSIZED	10
A la Carte	80146	AXON BODY - PSO - VIRTUAL STARTER	1

Warranties

Bundle	Item	Description	QTY	Estimated Start Date	Estimated End Date
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	80464	AXON BODY - TAP WARRANTY - CAMERA	15	07/01/2026	07/31/2030
BUNDLE - AXON BODY CAMERA STARTER BUNDLE	80465	AXON BODY - TAP WARRANTY - MULTI BAY DOCK	2	07/01/2026	07/31/2030
Fleet 3 Basic + TAP	80379	AXON SIGNAL - EXT WARRANTY - SIGNAL UNIT	10	07/01/2026	07/31/2030
Fleet 3 Basic + TAP	80495	AXON FLEET 3 - EXT WARRANTY - 2 CAMERA KIT	10	07/01/2026	07/31/2030

Shipping Locations

Item #16.

Location Number	Street	City	State	Zip	Country
1	1100 1st St E	Independence	IA	50644-3118	USA

Payment Details

Jul 2025

Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 1	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	1	\$268.08	\$0.00	\$268.08
Year 1	100930	AXON BODY - USB- C WALL POWER SUPPLY (AB3 AB4)	15	\$60.00	\$0.00	\$60.00
Year 1	100975	AXON BODY - WING CLIP - HIGH RETENTION + TORQUE RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 1	11508	AXON BODY - MOUNT - RAPIDLOCK DOUBLE MOLLE	15	\$102.00	\$0.00	\$102.00
Year 1	74021	AXON BODY - MOUNT - MAGNET THICK OUTERWEAR RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 1	80146	AXON BODY - PSO - VIRTUAL STARTER	1	\$302.72	\$0.00	\$302.72
Year 1	B00047	BUNDLE - AXON BODY CAMERA STARTER BUNDLE	15	\$9,554.41	\$0.00	\$9,554.41
Year 1	Fleet3B+TAP	Fleet 3 Basic + TAP	10	\$19,168.79	\$0.00	\$19,168.79
Total				\$29,660.00	\$0.00	\$29,660.00

Jul 2026

Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 2	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	1	\$268.08	\$0.00	\$268.08
Year 2	100930	AXON BODY - USB- C WALL POWER SUPPLY (AB3 AB4)	15	\$60.00	\$0.00	\$60.00
Year 2	100975	AXON BODY - WING CLIP - HIGH RETENTION + TORQUE RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 2	11508	AXON BODY - MOUNT - RAPIDLOCK DOUBLE MOLLE	15	\$102.00	\$0.00	\$102.00
Year 2	74021	AXON BODY - MOUNT - MAGNET THICK OUTERWEAR RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 2	80146	AXON BODY - PSO - VIRTUAL STARTER	1	\$302.72	\$0.00	\$302.72
Year 2	B00047	BUNDLE - AXON BODY CAMERA STARTER BUNDLE	15	\$9,554.41	\$0.00	\$9,554.41
Year 2	Fleet3B+TAP	Fleet 3 Basic + TAP	10	\$19,168.79	\$0.00	\$19,168.79
Total				\$29,660.00	\$0.00	\$29,660.00

Jul 2027

Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 3	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	1	\$268.08	\$0.00	\$268.08
Year 3	100930	AXON BODY - USB- C WALL POWER SUPPLY (AB3 AB4)	15	\$60.00	\$0.00	\$60.00
Year 3	100975	AXON BODY - WING CLIP - HIGH RETENTION + TORQUE RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 3	11508	AXON BODY - MOUNT - RAPIDLOCK DOUBLE MOLLE	15	\$102.00	\$0.00	\$102.00
Year 3	74021	AXON BODY - MOUNT - MAGNET THICK OUTERWEAR RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 3	80146	AXON BODY - PSO - VIRTUAL STARTER	1	\$302.72	\$0.00	\$302.72
Year 3	B00047	BUNDLE - AXON BODY CAMERA STARTER BUNDLE	15	\$9,554.41	\$0.00	\$9,554.41
Year 3	Fleet3B+TAP	Fleet 3 Basic + TAP	10	\$19,168.79	\$0.00	\$19,168.79
Total				\$29,660.00	\$0.00	\$29,660.00

Jul 2028

Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 4	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	1	\$268.08	\$0.00	\$268.08
Year 4	100930	AXON BODY - USB- C WALL POWER SUPPLY (AB3 AB4)	15	\$60.00	\$0.00	\$60.00

Jul 2028

Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 4	100975	AXON BODY - WING CLIP - HIGH RETENTION + TORQUE RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 4	11508	AXON BODY - MOUNT - RAPIDLOCK DOUBLE MOLLE	15	\$102.00	\$0.00	\$102.00
Year 4	74021	AXON BODY - MOUNT - MAGNET THICK OUTERWEAR RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 4	80146	AXON BODY - PSO - VIRTUAL STARTER	1	\$302.72	\$0.00	\$302.72
Year 4	B00047	BUNDLE - AXON BODY CAMERA STARTER BUNDLE	15	\$9,554.41	\$0.00	\$9,554.41
Year 4	Fleet3B+TAP	Fleet 3 Basic + TAP	10	\$19,168.79	\$0.00	\$19,168.79
Total				\$29,660.00	\$0.00	\$29,660.00

Jul 2029

Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 5	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	1	\$268.08	\$0.00	\$268.08
Year 5	100930	AXON BODY - USB- C WALL POWER SUPPLY (AB3 AB4)	15	\$60.00	\$0.00	\$60.00
Year 5	100975	AXON BODY - WING CLIP - HIGH RETENTION + TORQUE RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 5	11508	AXON BODY - MOUNT - RAPIDLOCK DOUBLE MOLLE	15	\$102.00	\$0.00	\$102.00
Year 5	74021	AXON BODY - MOUNT - MAGNET THICK OUTERWEAR RAPIDLOCK	15	\$102.00	\$0.00	\$102.00
Year 5	80146	AXON BODY - PSO - VIRTUAL STARTER	1	\$302.72	\$0.00	\$302.72
Year 5	B00047	BUNDLE - AXON BODY CAMERA STARTER BUNDLE	15	\$9,554.41	\$0.00	\$9,554.41
Year 5	Fleet3B+TAP	Fleet 3 Basic + TAP	10	\$19,168.79	\$0.00	\$19,168.79
Total				\$29,660.00	\$0.00	\$29,660.00

Tax is estimated based on rates applicable at date of quote and subject to change at time of invoicing. If a tax exemption certificate should be applied, please submit prior to invoicing.

Standard Terms and Conditions

Axon Enterprise Inc. Sales Terms and Conditions

Axon Master Services and Purchasing Agreement:

This Quote is limited to and conditional upon your acceptance of the provisions set forth herein and Axon's Master Services and Purchasing Agreement (posted at <https://www.axon.com/sales-terms-and-conditions>), as well as the attached Statement of Work (SOW) for Axon Fleet and/or Axon Interview Room purchase, if applicable. In the event you and Axon have entered into a prior agreement to govern all future purchases, that agreement shall govern to the extent it includes the products and services being purchased and does not conflict with the Axon Customer Experience Improvement Program Appendix as described below.

Cradlepoint Terms and Conditions:

By accepting this Quote including Cradlepoint products, Customer designates and authorizes Axon as its partner of record for purposes of Cradlepoint product renewals, support coordination, and other relevant functions. This designation applies to all Cradlepoint products acquired by Customer during the Subscription Term of this Quote whether directly from Cradlepoint, through Axon, or through any third-party vendor or distributor. Axon shall have no liability to Customer or any third party arising out of or relating to Axon's acts or omissions as the partner of record. Customer has the right to opt out of this authorization at any time by providing prior written notification to both Axon and Cradlepoint. Upon such notification, the designation will be removed. This authorization remains effective until formally removed in accordance with this section or as otherwise agreed between the parties in the Agreement.

ACEIP:

The Axon Customer Experience Improvement Program Appendix, which includes the sharing of de-identified segments of Agency Content with Axon to develop new products and improve your product experience (posted at www.axon.com/legal/sales-terms-and-conditions), is incorporated herein by reference. By signing below, you agree to the terms of the Axon Customer Experience Improvement Program.

Acceptance of Terms:

Item #16.

Any purchase order issued in response to this Quote is subject solely to the above referenced terms and conditions. By signing below, you represent that you are lawfully able to enter into contracts. If you are signing on behalf of an entity (including but not limited to the company, municipality, or government agency for whom you work), you represent to Axon that you have legal authority to bind that entity. If you do not have this authority, please do not sign this Quote.

Signature

Date Signed

4/29/2025





CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA - City Manager

FROM: David Niedert – Police Chief

DATE OF MEETING: May 27, 2025

ITEM TITLE: Police Cameras – Authorization for Purchase

BACKGROUND:

This item was discussed during the FY2026 Budget cycle, as well as during the recent City Council Work Session held on May 5, 2025. This was brought to the May 12, 2025, City Council Meeting; **however, there was no formal motion or second made.**

DISCUSSION:

Captain Lau has been working on getting bids together for the replacement of the Police Department's in-car and body-worn camera systems. Three bids were received, and the department would like to proceed with the bid from Axon Enterprise, Inc.

Although the purchase is budgeted for FY2026, the total price exceeds \$50,000. Because of this, the City Manager will need Council approval to sign the agreement.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of supporting high-quality City services. This item helps achieve that vision by ensuring that our Police Officers have in-car and body-worn cameras to provide necessary video footage for events that they encounter.

FINANCIAL CONSIDERATION:

This item is included in the CIP for FY2026, with funding provided from the 2025 Spring Bond Issuance that is currently underway. No funds will be expended for this until July 1, 2025, and the expenditure will occur within fiscal year 2026.

RECOMMENDATION:

Staff recommends a motion to authorize the City Manager to move forward with this purchase.